

# Terms of Reference Record of Consultation

## South Landfill Phase 2 Environmental Assessment



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Note – this is a working draft of the Record of Consultation (RoC). Engagement and consultant for this Environmental Assessment is in progress and this document will continue to be updated to include all consultation undertaken prior to the submission of the final Terms of Reference. The cut-off date for consultation for this draft is February 26, 2024.

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# 1. Introduction

This document describes the consultation activities carried out by Walker Environmental Group (Walker) during preparation of the proposed South Landfill Phase 2 Environmental Assessment (EA) Terms of Reference and the results of those consultation activities. The Terms of Reference sets out the proposed framework that will be followed during the preparation of the EA to satisfy the applicable requirements of the Environmental Assessment Act (EA Act). For proposed “undertakings” in the Province of Ontario that are subject to the EA Act, a Terms of Reference is the first step of a two-step approval process. A Terms of Reference is a document prepared by a proponent that sets out the framework or work plan for the planning and decision-making process to be followed during preparation of the EA. A Terms of Reference is submitted to the Ontario Minister of the Environment, Conservation and Parks (Minister) for approval.

If the Terms of Reference is approved by the Minister, the preparation of the EA follows as the second step of the EA Act approvals process. The EA must be prepared in accordance with the approved Terms of Reference.

Section 5.1 of the EA Act states that consultation with “such persons as may be interested” should take place during the preparation of the Terms of Reference. Based on this expectation, a Consultation Program for the Terms of Reference was prepared in accordance with the Ministry of the Environment, Conservation and Parks’ (MECP’s) “Code of Practice for Consultation in Ontario’s Environmental Assessment Process”, and “Code of Practice for Preparing and Reviewing Terms of Reference for Environmental Assessments in Ontario”. The Consultation Program established a number of principles and objectives that were followed during the Terms of Reference preparation process with the interested persons (see **Section 2**).

Interested persons included review agencies, Indigenous communities, and the public (see **Section 3**). All interested persons were engaged through a number of consultation activities held during the various phases of the Terms of Reference preparation process. **Section 4** summarizes these activities. Comments received in response to the consultation activities and how they were considered during preparation of the Terms of Reference are provided in **Section 5**.

In accordance with the MECP’s “Code of Practice for Preparing and Reviewing Terms of Reference for Environmental Assessments in Ontario” (January 2014), this Record of Consultation is provided as a stand-alone document to accompany the proposed EA Terms of Reference as part of Walker Environmental Group Inc.’s (Walker’s) submission to the Minister for review and approval.

## 2. Consultation Principles and Objectives

As a 5<sup>th</sup> generation family-owned company, Walker is committed to meaningful and effective engagement and consultation. A program for consulting with interested persons was developed as part of initiating the Terms of Reference process in accordance with MECP’s Code of Practice<sup>1</sup>. At the outset, 4 consultation principles were established as part of developing the program:

1. Timeliness – Engage early and often
2. Flexibility – Accommodate the changing needs of participants and issues that may arise
3. Inclusiveness – Engage widely by offering multiple consultation opportunities through a variety of consultation forums
4. Transparency – Opportunities to participate in consultation activities will be communicated through multiple communication channels, and the results of consultation will be clearly documented

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<sup>1</sup> Section 5 “Preparation of a Terms of Reference”, page 21 of the MECP’s Code of Practice for “Consultation in Ontario’s Environmental Assessment Process”

With these four overarching principles in mind, four objectives were developed for the Consultation Program that were carried throughout the consultation process:

1. Generate awareness of the Project and EA process while creating opportunities for participation throughout the EA process within the surrounding community
2. Facilitate constructive input from consultation participants prior to key decision-making milestones in the EA process
3. Provide ongoing opportunities for feedback and input, and for issues and concerns to be raised, discussed, and resolved to the extent possible
4. Document input received through the consultation process and demonstrate the impact of consultation on decision-making

### 3. Interested Persons

During the preparation of the Terms of Reference and as part of the Notice of Commencement, the Government Review Team, Indigenous communities, and the public were identified as having a potential interest in the project. The preliminary contact list for the project was developed using a variety of methods, such as utilizing Walker’s existing contact database for its Niagara Resource Management Campus and through guidance from the Ministry of the Environment, Conservation and Parks. The following groups were included in the list:

- Government Review Team, which includes federal ministries and departments, provincial ministries, municipalities, Conservation Authorities, emergency services, school boards, and utilities, etc.
- Indigenous communities and agencies
- Public members, including local residents and businesses within the vicinity of the project, community partners and associations, and local elected officials

The contact list continues to be updated to reflect any requested or required additions, modifications, or removal of interested persons. A complete project contact list is included in **Appendix A**.

#### 3.1 Review Agencies

The following 35 review agencies (federal, provincial, regional and local) were contacted during the preparation of the Terms of Reference:

*Table 3.1 Review agencies consulted*

Review Agency	
Municipal – Upper tier	Municipal – Lower tier
Regional Municipality of Niagara	City of Niagara Falls
Niagara Regional Police Service	Niagara Falls Fire Department
Niagara Region Public Health and Emergency Services	City of Thorold
	Thorold Fire and Emergency Services
	City of St. Catharines
	Town of Niagara-on-the-Lake

<b>Review Agency</b>	
<b>Regional</b>	
School Boards: District School Board of Niagara (DSBN) Niagara Catholic District School Board (NCDSB) Conseil scolaire Viamonde Conseil scolaire du district catholique centre-sud	Niagara Peninsula Conservation Authority (NPCA)
<b>Provincial</b>	
Ministry of the Environment, Conservation, and Parks (MECP)	Ministry of Mines
Ministry of Indigenous Affairs	Ministry of Municipal Affairs and Housing (MMAH)
Ministry of Agriculture, Food & Rural Affairs (OMAFRA)	Ministry of Natural Resources and Forestry (MNRF)
Ministry of Citizenship and Multiculturalism (MCM)	Ministry of the Solicitor General
Ministry of Economic Development, Job Creation and Trade	Ministry of Transportation (MTO)
Ministry of Energy	Niagara Escarpment Commission (NEC)
<b>Federal</b>	
Environment and Climate Change Canada (ECCC)	Canadian National Railway
Great Lakes St. Lawrence Seaway	Transport Canada
<b>Non-government &amp; Other</b>	
Brock University	Niagara Chamber of Commerce
Niagara College	Niagara Home Builders Association
TC Energy	

## 3.2 Indigenous Communities and Agencies

On November 21, 2023, MECP provided Walker with formal written communication delegating procedural aspects of Indigenous consultation for this EA. Based on this guidance, the following three (3) Indigenous communities and agencies were contacted to inform them of the project, to discuss engagement and consultation expectations and to begin gathering initial feedback on the project:

- Haudenosaunee Development Institute
- Six Nations of the Grand River
- Mississaugas of the Credit First Nation

Additionally, given Walker's long-standing relationships the Métis Nation of Ontario (Region 9) and Niagara Regional Native Centre, both were contacted to communicate the Notice of Commencement and to seek their input on the Terms of Reference.

## 3.3 Public

In addition to review agencies and Indigenous communities, the public was contacted during preparation of the Terms of Reference. There are approximately 575 public members included in the project contact database. The public contact list is comprised of the following groups:

- Local residents within approximately 3 kilometres of Walker's Niagara Resource Management Campus
- Individuals that directly requested to be on the project contact list
- Local businesses, community partners, and associations

- Elected members of Federal and Provincial Parliament for Niagara West, Niagara Centre, Niagara Falls, and St. Catharines

A complete list is included in **Appendix A**.

## 4. Consultation Activities During Preparation of the Terms of Reference

A number of consultation activities took place with review agencies, Indigenous communities and agencies, and the public during development of the Terms of Reference. The consultation activities specific to review agencies, Indigenous communities and the public is described in the following subsections.

### 4.1 Review Agencies

A number of consultation activities took place with review agencies throughout the Terms of Reference process, including the following:

- Distribution of Notice of Commencement and Open House #1
- Media publications regarding the Notice of Commencement and Open House #1
- Project website, email, and telephone number
- Government Review Team Meeting #1 (included two sessions)
- Individual meetings
- A summary of these consultation activities is provided below.

#### 4.1.1 Notice of Commencement and Public Open House

A Notice of Commencement and Public Open House was issued on November 30, 2023, to formally announce the start of the EA Terms of Reference process. It was provided to review agencies listed in **Section 3.1** by email on November 30, 2023. A copy of the Notice of Commencement and Open House is included in **Appendix B**. Copies of the emails sent to review agencies are included in **Appendix C**.

#### 4.1.2 Government Review Team Meetings

A Government Review Team was established during preparation of the Terms of Reference to provide a forum for in-depth discussion of project issues with agencies having regulatory authority and representatives from local municipalities. As a result, the Government Review Team ensures that the Project Team has effectively engaged with the various levels of government responsible for commenting on the EA. Two separate sessions were held for Government Review Team meeting #1 on December 19, 2023, and December 20, 2023. The purpose of these sessions was to provide background on the EA, to provide an overview of the EA process and development of the Terms of Reference and to discuss key issues of interest to the Government Review Team members. Session 1 was attended by 13 members from 6 review agencies. Session 2 was attended by 6 members from 3 agencies. Meeting notes are included in **Appendix D**.

#### 4.1.3 Notification of the Draft Terms of Reference

[Ongoing]

## 4.1.4 Individual Meetings with Review Agencies

In addition to the Government Review Team meetings discussed in **Section 4.1.2**, individual meetings were held with review agencies on an as-needed basis to discuss the project. Specifically, individual meetings were held with the Ministry of Environment, Conservation and Parks, Niagara Region, the City of Niagara Falls, the Town of Niagara-on-the-Lake, and the City of St. Catharines. **Table 4.1** provides a summary of the meetings held with these review agencies.

**Table 4.1** Summary of individual meetings held with review agencies

Review Agency	Meeting Date & Method	Purpose
<b>Ministry of Environment, Conservation and Parks</b>	October 10, 2023 / In-Person	<ul style="list-style-type: none"> <li>– Environmental Assessment Branch</li> <li>– Pre-consultation meeting to discuss South Landfill Phase 2 project</li> </ul>
	November 14, 2023 / Virtual	<ul style="list-style-type: none"> <li>– Environmental Assessment Branch</li> <li>– Pre-consultation meeting</li> <li>– Introductions</li> <li>– Provide overview of Walker and South Landfill Phase 2 project</li> <li>– Review EA process and timelines</li> <li>– Discuss Indigenous Engagement</li> </ul>
	November 21, 2023 / In-Person	<ul style="list-style-type: none"> <li>– Niagara District Office</li> <li>– Pre-consultation meeting</li> <li>– Introductions</li> <li>– Provide overview of Walker and South Landfill Phase 2 project</li> </ul>
	December 1, 2023 / Phone Call	<ul style="list-style-type: none"> <li>– Environmental Assessment Branch</li> <li>– Provided summary of Notice of Commencement outreach activities</li> <li>– Provided update on feedback received to date</li> </ul>
	February 12, 2024 / Virtual	<ul style="list-style-type: none"> <li>– Environmental Assessment Branch</li> <li>– Provide update on engagement and consultation activities, and feedback received from review agencies, Indigenous Communities, and public</li> <li>– Discuss EA timelines</li> </ul>
<b>Niagara Region</b>	December 18, 2023 / In-Person	<ul style="list-style-type: none"> <li>– Introductions</li> <li>– Provide overview of Walker and South Landfill Phase 2 project</li> <li>– EA process</li> </ul>
	February 9, 2024 / In-Person	<ul style="list-style-type: none"> <li>– Follow-up on items from December 18, 2023, meeting</li> <li>– Provide consultation and engagement update</li> <li>– Discuss key project milestones and municipal review process</li> <li>– Discuss Niagara Peninsula Conservation Authority consultation</li> </ul>



Review Agency	Meeting Date & Method	Purpose
City of Niagara Falls	December 18, 2023 / In-Person	<ul style="list-style-type: none"> <li>– Introductions</li> <li>– Provide overview of Walker and South Landfill Phase 2 project</li> <li>– Review EA process</li> </ul>
	February 23, 2024 / Virtual	<ul style="list-style-type: none"> <li>– Follow-up on items from December 18, 2023, meeting</li> <li>– Provide consultation and engagement update</li> <li>– Discuss key project milestones and municipal review process</li> </ul>
Town of Niagara-on-the-Lake	February 1, 2024 / In-Person	<ul style="list-style-type: none"> <li>– Introductions</li> <li>– Provide overview of Walker and South Landfill Phase 2 project</li> <li>– Review EA process</li> </ul>
City of St. Catharines	February 6, 2024 / In-Person	<ul style="list-style-type: none"> <li>– Introductions</li> <li>– Provide overview of Walker and South Landfill Phase 2 project</li> <li>– Review EA process</li> <li>– Tour of Walker’s Niagara Resource Management Campus</li> </ul>

Summaries of these meetings are included in **Appendix D**.

#### 4.1.5 Terms of Reference Update

[Ongoing]

#### 4.1.6 Notification of the Terms of Reference Submission Date

[Ongoing]

### 4.2 Indigenous Communities and Agencies

A number of consultation activities were undertaken with Indigenous communities throughout the Terms of Reference process, including the following:

- Distribution of Notice of Commencement and Open House #1
- Project website, email, and telephone number
- Individual meetings
- A summary of these consultation activities is provided below.

#### 4.2.1 Notice of Commencement and Open House #1

A Notice of Commencement and Public Open House was issued on November 30, 2023, to formally announce the start of the EA Terms of Reference process. It was provided to Indigenous communities and agencies listed in **Section 3.2** by email on November 30, 2023. A copy of the Notice of Commencement and Open House is included in **Appendix B**. Copies of the emails sent to Indigenous communities and agencies are included in **Appendix E**.

Recognizing the distance of Open House #1 from Indigenous communities, Walker conducted additional outreach offering individual meetings to review the content presented at the event and to provide a forum for initial feedback on the project. Individual meetings held with Indigenous communities and agencies are summarized in **Section 4.2.3**.

## 4.2.2 Notification of the Draft Terms of Reference

[Ongoing]

## 4.2.3 Individual Meetings with Indigenous Communities and Agencies

Individual meetings with Indigenous communities and agencies were offered at the onset of the EA process and at/prior to key milestones. **Table 4.2** provides a summary of the meetings held with Indigenous communities and agencies.

**Table 4.2** Summary of individual meetings held with Indigenous communities and agencies

Indigenous Community/Agency	Meeting Date & Method	Purpose
Six Nations of the Grand River	January 16, 2024 / In-Person	<ul style="list-style-type: none"><li>– Introductions</li><li>– Provide overview of Walker and South Landfill Phase 2 project</li><li>– Review EA and approvals process</li><li>– Discuss engagement and consultation</li></ul>
	February 7, 2024 / In-Person	<ul style="list-style-type: none"><li>– Follow-up on items from January 16, 2024, meeting</li><li>– Provide update on EA timelines</li><li>– Discuss consultation, engagement and accommodation</li></ul>
Mississaugas of the Credit First Nations	[Ongoing]	
Haudenosaunee Development Institute	[Ongoing]	

Summaries of these meetings are included in **Appendix F**.

## 4.2.4 Terms of Reference Update

[Ongoing]

## 4.2.5 Notification of the Terms of Reference Submission Date

[Ongoing]

## 4.3 Public

A number of consultation activities were undertaken with members of the public throughout the Terms of Reference process, including the following:

- Distribution of Notice of Commencement and Open House #1
- Media publications regarding the Notice of Commencement and Open House #1
- Open House #1
- Project website, email, and telephone number
- Individual meetings
- Letters provided to Walker in support of the Project (a sample of these letters is provided in **Appendix G**)
- A summary of these consultation activities is provided below.

### 4.3.1 Notice of Commencement and Public Open House

A Notice of Commencement and Public Open House was issued on November 30, 2023, to formally announce the start of the EA Terms of Reference process. It was provided to members of the public listed in **Section 3.3** by mail and email on November 30, 2023, and placed as an advertisement in the Niagara Falls Review (Niagara Falls), The Lake Report (Niagara-on-the-Lake), The Standard (St. Catharines), and the Welland Tribune (Welland). A copy of the Notice of Commencement and Open House is included in **Appendix B**. A copy of the mailout and emails sent to the public are included in **Appendix G**.

### 4.3.2 South Landfill Phase 2 Website, Email Address, and Toll-free Phone Number

The project-specific website, email address, and toll-free number were made available beginning on November 30, 2023, the same day the Notice of Commencement was issued.

- **Project specific website:** southlandfillphase2.com
- **Email address:** info@southlandfillphase2.com
- **Toll-free number:** 1-866-699-9425

The Project website was established to provide interested persons with the most up-to-date information about the project, including project notifications, invitations to upcoming consultation activities, documentation related to the project, and a subscribe function to be added to the project contact list.

In addition, interested persons were, and continue to be, welcome to contact the project team directly by emailing the project email address, or by leaving a voicemail on the toll-free phone number. The project team monitors the email and telephone and responds to inquiries within 48 hours. Email and calls to other existing Walker addresses and phone numbers are directed to the project team and similarly responded to and documented.

### 4.3.3 Open House #1

A public engagement event, held in the form of a Public Open House, took place on December 14, 2023, from 4:00 p.m. to 8:00 p.m. at Club Italia (2525 Montrose Road, Niagara Falls, ~2 km from the Walker Campus). The purpose of the Open House was to provide an opportunity for interested persons to learn about the proposed Project, and EA process, meet the project team, ask questions, and provide comments for consideration during preparation of the ToR.

This Open House also provided a chance to introduce Walker and its existing operations at the Campus to those who may not have been familiar with the company and Project site.

The in-person Open House was complemented by a virtual, self-guided open house available December 15, 2023, through to January 15, 2024, on the Project website. The virtual open house included a comment submission function which was available for the duration of the virtual open house period noted above.

A summary of event materials and content presented, and feedback received at Open House #1 have been incorporated into the Open House #1 Summary Report in **Appendix I**.

### 4.3.4 Notification of the Draft Terms of Reference

[Ongoing]

### 4.3.5 Individual Meetings with Members of the Public

The Project team made themselves available for individual meetings with members of the public to further discuss the project, answer questions, and address concerns. **Table 4.3** provides a summary of meetings held with the public during the preparation of the Terms of Reference.

*Table 4.3 Summary of individual meetings held with the public*

Public Stakeholder/Groups	Meeting Date & Method	Purpose
Royal Niagara Golf Club	January 31, 2024 / In-Person	<ul style="list-style-type: none"> <li>- Introductions</li> <li>- Provide overview of Walker and South Landfill Phase 2 project</li> <li>- Review EA process</li> </ul>
Greater Niagara Chamber of Commerce	February 8, 2024 / In-Person	<ul style="list-style-type: none"> <li>- Introductions</li> <li>- Provide overview of Walker and South Landfill Phase 2 project</li> <li>- Review EA process</li> </ul>
The District School Board of Niagara’s Walker Living Campus	February 9, 2024 / In-Person	<ul style="list-style-type: none"> <li>- Introductions</li> <li>- Provide overview of Walker and South Landfill Phase 2 project</li> <li>- Review EA process</li> </ul>
Niagara College	[Ongoing]	

### 4.3.6 Terms of Reference Update

[Ongoing]

### 4.3.7 Notification of the Terms of Reference Submission Date

[Ongoing]

### 4.3.8 Media Relations

A media kit, including a media release and project material, was prepared for the Notice of Commencement and Open House #1 and issued to media outlets on November 30, 2023. In total, three (3) articles related to the Project were published in local print media:

- Forsyth, P. “Walker Industries seeks public input on landfill expansion plan in Niagara Falls.” Niagara This Week, December 4, 2023.
- Hardaker, S. “Approval sought for new landfill near Glendale.” Niagara Now, December 13, 2023.
- ThoroldToday Staff. “Walker Industries hosts public open house regarding South Landfill.” ThoroldToday, November 30, 2023.

Additionally, a live radio interview took place with Darren Fry, Project Director for the South Landfill Phase 2 EA on NewsTalk 610 CKTB on December 5, 2023. The interview can be accessed at the following [link](#).

**Appendix J** provides a copy of the media release and clippings of the articles.

## 5. Comments Received and Their Consideration in the Terms of Reference

The preceding consultation activities resulted in a range of comments being received from the involved review agencies, Indigenous communities, and the public. Comments were received through letters, emails, telephone calls, submissions on the project website and at meetings.

The comments received and issues raised and how they have been considered by Walker during preparation of the Terms of Reference are summarized in three separate tables in accordance with Section 5.3.1 of the Ministry of the Environment and Climate Change's "Code of Practice for Preparing and Review Terms of Reference for Environmental Assessments in Ontario (January 2014).

**Table 5.1** summarizes the comments received from review agencies and how they were considered by Walker. In addition, **Table 5.1** summarizes the correspondence sent by Walker to each review agency. Comments have been arranged by review agency. Copies of correspondence from review agencies are contained in **Appendix C**.

**Table 5.2** summarizes the comments received from Indigenous communities and how they were considered by Walker. In addition, **Table 5.2** summarizes the correspondence sent by Walker to each Indigenous community. Comments have been arranged by community. A copy of the correspondence received from Indigenous communities as well as copies of the correspondence sent to each Indigenous community is contained in **Appendix E**.

**Table 5.3** summarizes the comments received from the public and how they were considered by Walker. As required by Section 5.3.1 of the Ministry of the Environment and Climate Change's "Code of Practice for Preparing and Reviewing Terms of Reference for Environmental Assessments in Ontario" (January 2014), **Table 5.3** groups the comments received by issue type along with how they have been considered in preparing the Proposed Terms of Reference. Copies of written correspondence received from the public are included in **Appendix G**.

Table 5.1 Summary of comments received from review agencies and their consideration

Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method
<b>Federal Departments and Agencies</b>							
<b>Transport Canada</b>	Environmental Assessment Program	December 1, 2023	Email	<p>Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached.</p> <p>Please note Transport Canada does not require receipt of all Individual or Class EA related notifications. We request that project proponents self-assess whether their project:</p> <ol style="list-style-type: none"> <li>1. Will interact with a federal property and/or waterway by reviewing the Directory of Federal Real Property, available at <a href="http://www.tbs-sct.gc.ca/dfrp-rbif/">www.tbs-sct.gc.ca/dfrp-rbif/</a>; and</li> <li>2. Will require approval and/or authorization under any Acts administered by Transport Canada* available at <a href="http://www.tc.gc.ca/eng/acts-regulations/menu.htm">http://www.tc.gc.ca/eng/acts-regulations/menu.htm</a>.</li> </ol> <p>Proposed projects that will occur on federal property (including reserve lands or lands owned by federal departments other than Transport Canada) will be subject to an Impact Assessment per Section 82 of the Impact Assessment Act, 2019 prior to exercising a federal power (including full or partial funding), and/or performing a function or duty (e.g. regulatory approval or issuance of a lease) in relation to that project.</p> <p>If the criteria above do not apply, Transport Canada's Environmental Assessment program should not be included in any further correspondence, and future notifications will not receive a response. If there is a role under the program, correspondence should be forwarded to: <a href="mailto:EnviroOnt@tc.gc.ca">EnviroOnt@tc.gc.ca</a> with a brief description of Transport Canada's expected role.</p> <p>*Below is a summary of the most common Acts that apply to projects in an Environmental Assessment context:</p> <ul style="list-style-type: none"> <li>- Canadian Navigable Waters Act (CNWA) – the Act applies primarily to works constructed or placed in, on, over, under, through, or across navigable waters set out under the Act. The Navigation Protection Program administers the CNWA through the review and authorization of works affecting navigable waters. Information about the Program, CNWA and approval process is available at: <a href="http://www.tc.gc.ca/eng/programs-621.html">http://www.tc.gc.ca/eng/programs-621.html</a>. Inquiries can be directed to <a href="mailto:NPPONT-PPNONT@tc.gc.ca">NPPONT-PPNONT@tc.gc.ca</a> or by calling (519) 383-1863.</li> <li>- Railway Safety Act (RSA) – the Act provides the regulatory framework for railway safety, security, and some of the environmental impacts of railway operations in Canada. The Rail Safety Program develops and enforces regulations, rules, standards and procedures governing safe railway operations. Additional information about the Program is available at: <a href="https://www.tc.gc.ca/eng/railsafety/menu.htm">https://www.tc.gc.ca/eng/railsafety/menu.htm</a>. Inquiries can be directed to <a href="mailto:RailSafety@tc.gc.ca">RailSafety@tc.gc.ca</a> or by calling (613) 998-2985.</li> <li>- Transportation of Dangerous Goods Act (TDGA) – the transportation of dangerous goods by air, marine, rail and road is regulated under the TDGA. Transport Canada, based on risks, develops safety standards and regulations, provides oversight and gives expert advice on dangerous goods to promote public safety. Additional information about the transportation of dangerous goods is available at: <a href="https://www.tc.gc.ca/eng/tdg/safety-menu.htm">https://www.tc.gc.ca/eng/tdg/safety-menu.htm</a>. Inquiries can be directed to <a href="mailto:TDG-TMDOntario@tc.gc.ca">TDG-TMDOntario@tc.gc.ca</a> or by calling (416) 973-1868.</li> <li>- Aeronautics Act – this Act and the associated Canadian Aviation Regulations (CARs) govern civil aviation in Canada. Transport Canada should be notified of projects involving aerodromes and associated structures, or activities that could affect aviation safety. Elevated structures, such as wind turbines and communication towers, are examples of projects that must be assessed for lighting and marking requirements in accordance with the CARs. Transport Canada also has an interest in projects that have the potential to cause interference between wildlife and aviation activities. One example would be waste facilities, which may attract birds into commercial and recreational flight paths. Additional guidance can be found in the Land Use In The Vicinity of Aerodromes publication, available at:</li> </ul>	<p>GHD undertook the self-assessment described in the email below on behalf of the Project proponent, Walker Industries. The Project is not expected to interact with federal property and/or waterway, however we found additional information is necessary to determine if authorizations and/or approvals under the Transportation of Dangerous Goods Act and the Aeronautics Act apply.</p> <p>Transportation of Dangerous Goods Act (TDGA)</p> <p>The Walker Niagara Campus does not accept household hazardous waste and requires that customers comply with section 16 of O. Reg. 347 under the Environmental Protection Act, which outlines the standards for waste management systems.</p> <p>The Campus does accept asbestos, which is listed as a Dangerous Good in Schedule 1 of the TDG Regulations. Customers hauling asbestos to the Campus must comply with section 17 of O. Reg. 347, which outlines the transportation criteria for hauling asbestos.</p> <p>While there are no changes proposed to the types of waste accepted at the Campus as a result of the Project, TC is being consulted in order to determine if approvals and/or authorizations relating to application of the TDGA are required.</p> <p>Aeronautic Act</p> <p>Transport Canada has an interest in projects that have the potential to cause interference between wildlife and aviation activities, such as birds attracted to waste facilities within the vicinity of commercial and recreational flight paths.</p> <p>The nearest aerodromes are the Niagara District Airport (approximately 6km from the Campus), and Niagara Central Dorothy Rungeling Airport (approximately 20km from the Campus).</p> <p>For the Niagara District Airport in particular, we would like to verify the Project is located outside of the Hazardous Land-use Zones and not subject to approvals under the Aeronautics Act.</p>	December 5, 2023	Email

Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method	
				<p><a href="https://www.tc.gc.ca/eng/civilaviation/publications/tp1247-menu-1418.htm">https://www.tc.gc.ca/eng/civilaviation/publications/tp1247-menu-1418.htm</a>. Information about Transport Canada's Civil Aviation program can be found at: <a href="https://tc.canada.ca/en/aviation">https://tc.canada.ca/en/aviation</a>. Inquires can be directed to <a href="mailto:aviation.ont@tc.gc.ca">aviation.ont@tc.gc.ca</a> or by calling 1 (800) 305-2059 / (416) 952-0230.</p> <p>Please advise if additional information is needed.</p>				
	Linda Beaulieu	Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached.						
		December 27, 2023	Email	<p>Regarding your follow-up question regarding asbestos and the TDGA. In addition to the helpful TDGA weblinks already provided in our previous correspondence, please also note the federal Transportation of Dangerous Goods Regulations (<a href="http://justice.gc.ca">justice.gc.ca</a>) under the Act, and specifically Schedules 1, 2 and 3 of said Regulation. Please direct any further inquiry to: <a href="mailto:TDG-TMDOntario@tc.gc.ca">TDG-TMDOntario@tc.gc.ca</a>.</p> <p>Regarding your follow-up question regarding wildlife and aviation activities. In addition to the helpful aviation weblinks already provided in our previous correspondence, please find the St. Catharines Airport Zoning Regulations (<a href="http://justice.gc.ca">justice.gc.ca</a>) that applies to the Niagara District Airport (aka St. Catherines Airport). Concerns and/or discussions about potential aviation hazards from wildlife and/or by land development in the vicinity of a Certified airport should start with airport personnel. If questions or concerns remain after discussions with airport personnel, and after they assess site-specific considerations to their airport operations, certification, and their AZR regarding a landfill that, according to the project description, already exists nearby the airport personnel is advised to contact the Civil Aviation branch of Transport Canada (at <a href="mailto:aviation.ont@tc.gc.ca">aviation.ont@tc.gc.ca</a>).</p>	<i>Noted. No response required.</i>	N.A.	N.A.	
<b>Provincial Departments and Agencies</b>								
<b>Ontario Ministry of Natural Resources &amp; Forestry</b>	Christa Rigney	Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached.						
		December 1, 2023	Email	<p>Thank you for the Notice of Study Commencement and Open House #1 for the South Landfill Phase 2 Environmental Assessment in the City of Niagara Falls. Please find attached information on MNR's interests, policies and procedures to guide your project.</p> <p>Attachment:</p> <p>The Ministry of Natural Resources and Forestry (MNR) received your email November 30, 2023. Thank you for circulating this to our office. Please note that we have not completed a screening of natural heritage or other resource values for the project at this time. This response, however, does provide information to guide you in identifying and assessing natural features and resources as required by applicable policies and legislation, as well as engaging with the Ministry for advice as needed.</p> <p>Please also note that it is the proponent's responsibility to be aware of, and comply with, all relevant federal or provincial legislation, municipal by-laws or other agency approvals.</p> <p>Natural Heritage</p> <p>MNR's natural heritage and natural resources GIS data layers can be obtained through the Ministry's Land Information Ontario (LIO) website. You may also view natural heritage information online (e.g., Provincially Significant Wetlands, ANSI's, woodlands, etc.) using the Make a Map: Natural Heritage Areas tool.</p> <p>We recommend that you use the above-noted sources of information during the review of your project proposal.</p> <p>Natural Hazards</p> <p>A series of natural hazard technical guides developed by MNR are available to support municipalities and conservation authorities implement the natural hazard policies in the Provincial Policy Statement (PPS). For example, standards to address flood risks and the potential impacts and costs from riverine flooding are addressed in the Technical Guide River and Stream Systems: Flooding Hazard Limit (2002). We recommend</p>	<i>Response in progress.</i>	N.A.	N.A.	

Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method
				<p>that you consider these technical guides as you assess specific improvement projects that can be undertaken to reduce the risk of flooding.</p> <p>Petroleum Wells &amp; Oil, Gas and Salt Resources Act</p> <p>There may be petroleum wells within the proposed project area. Please consult the Ontario Oil, Gas and Salt Resources Library website (<a href="http://www.ogsrlibrary.com">www.ogsrlibrary.com</a>) for the best-known data on any wells recorded by MNRF. Please reference the 'Definitions and Terminology Guide' listed in the publications on the library website to better understand the well information available. Any oil and gas wells in your project area are regulated by the Oil, Gas and Salt Resource Act, and the supporting regulations and operating standards. If any unanticipated wells are encountered during development of the project, or if the proponent has questions regarding petroleum operations, the proponent should contact the Petroleum Operations Section at <a href="mailto:POSRecords@ontario.ca">POSRecords@ontario.ca</a> or 519-873-4634.</p> <p>Natural Hazards</p> <p>A series of natural hazard technical guides developed by MNRF are available to support municipalities and conservation authorities implement the natural hazard policies in the Provincial Policy Statement (PPS). For example, standards to address flood risks and the potential impacts and costs from riverine flooding are addressed in the Technical Guide River and Stream Systems: Flooding Hazard Limit (2002). We recommend that you consider these technical guides as you assess specific improvement projects that can be undertaken to reduce the risk of flooding.</p> <p>Petroleum Wells &amp; Oil, Gas and Salt Resources Act</p> <p>There may be petroleum wells within the proposed project area. Please consult the Ontario Oil, Gas and Salt Resources Library website (<a href="http://www.ogsrlibrary.com">www.ogsrlibrary.com</a>) for the best-known data on any wells recorded by MNRF. Please reference the 'Definitions and Terminology Guide' listed in the publications on the library website to better understand the well information available. Any oil and gas wells in your project area are regulated by the Oil, Gas and Salt Resource Act, and the supporting regulations and operating standards. If any unanticipated wells are encountered during development of the project, or if the proponent has questions regarding petroleum operations, the proponent should contact the Petroleum Operations Section at <a href="mailto:POSRecords@ontario.ca">POSRecords@ontario.ca</a> or 519-873-4634.</p> <p>Fish and Wildlife Conservation Act</p> <p>Please note, that should the project require:</p> <ul style="list-style-type: none"> <li>- The relocation of fish outside of the work area, a Licence to Collect Fish for Scientific Purposes under the Fish and Wildlife Conservation Act will be required.</li> <li>- The relocation of wildlife outside of the work area (including amphibians, reptiles, and small mammals), a Wildlife Collector's Authorization under the Fish and Wildlife Conservation Act will be required.</li> </ul> <p>Public Lands Act &amp; Lakes and Rivers Improvement Act</p> <p>Some projects may be subject to the provisions of the Public Lands Act or Lakes and River Improvement Act. Please review the information on MNRF's web pages provided below regarding when an approval is, or is not, required. Please note, Lakes and Rivers Improvement Act approval from the Ministry is not required for certain activities within the area of jurisdiction of a Conservation Authority. Please see the Lakes and Rivers Improvement Act administrative guide for more information and contact your local Conservation Authority where unsure if work is subject to regulation under the Conservation Authority Act.</p> <ul style="list-style-type: none"> <li>- For more information about the Public Lands Act: <a href="https://www.ontario.ca/page/crown-land-work-permits">https://www.ontario.ca/page/crown-land-work-permits</a></li> <li>- For more information about the Lakes and Rivers Improvement Act: <a href="https://www.ontario.ca/page/lakes-and-rivers-improvement-act-administrative-guide">https://www.ontario.ca/page/lakes-and-rivers-improvement-act-administrative-guide</a></li> </ul>			



Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method	
				After reviewing the information provided, if you have not identified any of MNRFP's interests stated above, there is no need to circulate any subsequent notices to our office. If you have identified any of MNRFP's interests and/or may require permit(s) or further technical advice, please direct your specific questions to the undersigned.				
Ministry of Environment, Conservation and Parks Environmental Assessment Branch	Stephen Deneault	Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached.						
		December 1, 2023	Email	Thank you Erika and Darren, notice received.	No response required.	N.A.	N.A.	
		January 5, 2024	Email	A few of our reviewers have expressed interest in receiving a copy of the presentation deck used at the GRT sessions in December. Is this something you could share with us for informational purposes?	Note: Meeting summary notes were circulated via email to all meeting attendees and invitees on January 8, 2024.	January 8, 2024	Email	
Ministry of Transportation Design and Engineering Branch	Rina Kulathinal	Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached.						
		December 7, 2023	Email	Can you confirm the location of the South Landfill site?	project site is located in the City of Niagara Falls, Niagara Region and in close proximity to the neighbouring municipalities of Thorold, St. Catharines, and Niagara-on-the-Lake. I have attached the Notice of Commencement of the Terms of Reference that includes a map of the project location.	December 7, 2023	Email	
Ministry of Citizenship and Multiculturalism Heritage, Tourism and Culture Division Heritage Planning Unit	Liam Smythe	Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached.						
		January 3, 2024		<p>Thanks for sending the Notice of Commencement of Terms of Reference and Open House #1 for the above-mentioned project to the Ministry of Citizenship and Multiculturalism (MCM). MCM's initial letter on this project is attached.</p> <p>Please do not hesitate to contact us if you have any questions.</p> <p><b>Attachment:</b></p> <p>Dear Darren Fry:</p> <p>Thank you for providing the Ministry of Citizenship and Multiculturalism (MCM) with the Notice of Commencement of Terms of Reference &amp; Open House #1 for the above-referenced project.</p> <p>MCM's interest in this project relates to its mandate of conserving Ontario's cultural heritage, which includes:</p> <ul style="list-style-type: none"> <li>- archaeological resources, including land and marine;</li> <li>- built heritage resources, including bridges and monuments; and</li> <li>- cultural heritage landscapes.</li> </ul> <p>Under the EA process, the proponent is required to determine a project's potential impact on known (previously recognized) and potential cultural heritage resources.</p> <p><b>Project Summary</b></p> <p>Walker Environmental Group is proposing to develop the next phase (Phase 2) of its South Landfill in the City of Niagara Falls to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of approximately 1.1 million tonnes per year, and a total capacity of 18 million tonnes over the next twenty years.</p> <p>This study is being undertaken in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment, per the Environmental Assessment Act. The first step of this process is the preparation of a Terms of Reference to set out the framework and work plan for addressing the requirements of the Environmental Assessment Act.</p> <p><b>Identifying Cultural Heritage Resources</b></p> <p>While some cultural heritage resources may have already been formally identified, others may be identified through screening and evaluation.</p> <p>The Terms of Reference should include a brief, or preliminary description of the existing environment, including the cultural heritage aspects of the environment. The Terms of Reference should include a list, and brief explanation of the studies and tools that will be used to provide a more detailed description of the cultural heritage aspects of the environment in the Environmental Assessment.</p> <p><b>Archaeological Resources</b></p>	Response in progress.	N.A.	N.A.	

Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method
				<p>As this EA project may impact archaeological resources, the study area should be screened using the Ministry's Criteria for Evaluating Archaeological Potential to determine if an archaeological assessment is needed. MCM archaeological sites data are available at <a href="mailto:archaeology@ontario.ca">archaeology@ontario.ca</a>.</p> <p>If the EA project area exhibits archaeological potential, then an archaeological assessment (AA) shall be undertaken by an archaeologist licenced under the Ontario Heritage Act (OHA), who is responsible for submitting the report directly to MCM for review.</p> <p>Our records indicate that a number of archaeological sites have been previously identified within the vicinity of the study area. The Terms of Reference should identify if any archaeological assessments have been undertaken to date and identify any future commitments for future work.</p> <p>Proponents must follow the recommendations of the archaeological assessment report(s). MCM recommends that further stages of archaeological assessment (if recommended) be undertaken as early as possible during detailed design and prior to any ground disturbing activities.</p> <p><b>Built Heritage Resources and Cultural Heritage Landscapes</b></p> <p>The Terms of Reference should identify if the study area contains known or potential built heritage resources or cultural heritage landscapes, and if these resources may be impacted by the project. The Ministry's Criteria for Evaluating Potential for Built Heritage Resources and Cultural Heritage Landscapes should be completed to help determine whether this EA project may impact known or potential built heritage resources and/or cultural heritage landscapes.</p> <p>If there is potential for built heritage resources and/or cultural heritage landscapes within the project area, then a Cultural Heritage Report: Existing Conditions and Preliminary Impact Assessment should be undertaken for the entire study area during the planning phase and will be summarized in the EA Report. This study will:</p> <ol style="list-style-type: none"> <li>1. Describe the existing baseline cultural heritage conditions within the study area by identifying all known or potential built heritage resources and cultural heritage landscapes, including a historical summary of the study area. The Ministry has developed screening criteria that may assist with this exercise: Criteria for Evaluating for Potential Built Heritage Resources and Cultural Heritage Landscapes.</li> <li>2. Identify preliminary potential project-specific impacts on the known and potential built heritage resources and cultural heritage landscapes that have been identified. The report should include a description of the anticipated impact to each known or potential built heritage resource or cultural heritage landscape that has been identified.</li> <li>3. Recommend measures to avoid or mitigate potential negative impacts to known or potential built heritage resources and cultural heritage landscapes. The proposed mitigation measures are to inform the next steps of project planning and design.</li> </ol> <p>Given that this project covers a large study area, MCM recommends that the Cultural Heritage Report is carried out so that step 1 described above is undertaken early in the planning process. Then, steps 2 and 3 can be undertaken once the preferred alternatives have been selected.</p> <p>Cultural Heritage Reports will be undertaken by a qualified person who has expertise, recent experience, and knowledge relevant to the type of cultural heritage resources being considered and the nature of the activity being proposed.</p> <p>Community input should be sought to identify locally recognized and potential cultural heritage resources. Sources include, but are not limited to, municipal heritage committees, historical societies and other local heritage organizations.</p> <p>Cultural heritage resources are often of critical importance to Indigenous communities. Indigenous communities may have knowledge that can contribute to the identification of cultural heritage resources, and we suggest that any engagement with Indigenous communities includes a discussion about known or potential cultural heritage resources that are of value to them.</p> <p><b>Environmental Assessment Reporting</b></p> <p>All technical cultural heritage studies and their recommendations are to be addressed and incorporated into EA projects.</p> <p>Please note that the responsibility for administration of the Ontario Heritage Act and matters related to cultural heritage have been transferred from the Ministry of Tourism, Culture and Sport (MTCS) to the Ministry of Citizenship and Multiculturalism (MCM). Individual staff roles and contact information remain unchanged. Please continue to send any notices, report and/or documentation via email only to both Karla Barboza and myself.</p>			

Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method
				<ul style="list-style-type: none"> <li>- Karla Barboza, Team Lead - Heritage   Heritage Planning Unit (Citizenship and Multiculturalism)   416-660-1027   karla.barboza@ontario.ca</li> <li>- Liam Smythe, Heritage Planner   Heritage Planning Unit (Citizenship and Multiculturalism)   416-301-4797   Liam.Smythe2@ontario.ca</li> </ul> <p>Thank you for consulting MCM on this project and please continue to do so throughout the EA process. If you have any questions or require clarification, please do not hesitate to contact me.</p> <p>Sincerely, Liam Smythe</p>			
<b>Regional and Municipal Agencies</b>							
<b>Niagara Escarpment Commission</b>	Cheryl Tansony	Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached.					
		December 1, 2023	Email	Thank you for sending the Notice of Commencement to the Niagara Escarpment Commission. Please note Amaraine Laven is no longer with the NEC and I can be added to the contact list. My contact information is below.	Thank you for letting us know. We will update our contact list with your details in place of Amaraine.	December 1, 2023	Email
		January 29, 2024	Email	<p>Thank you for following up. I was able to attend the second day meeting, however was having some microphone issues. I don't have any questions at this time.</p> <p>The Phase 2 South Landfill lands are outside of the Niagara Escarpment Plan (NEP) Area and Niagara Escarpment Development Control (DC) Area, however, are adjacent to lands within the NEP and DC area. The NEC has an interest in ensuring there will be no impact to lands within the NEP area and may have permitting requirements, should any development/site alteration be proposed within DC.</p> <p>I will continue to be the primary contact, however I have copied Ian Thornton, who is current acting as the NEC Planning Manager.</p>	<i>Noted. No response required.</i>	N.A.	N.A.
<b>Niagara Peninsula Conservation Authority</b>	Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached.						
	Sarah Mastroianni	January 8, 2024	Email	If you can remove my name from this circulation list and replace it with Coleen and David (copied), that would be appreciated.	<i>Contact list was revised accordingly.</i>	N.A.	N.A.
	Collen Bain	Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached.					
		February 26, 2024	Email	<p><b>Proposal</b></p> <p>NPCA has received the above noted Notice of Commencement of Terms of Reference &amp; Open House #1, which notes that Walker has initiated an Environmental Assessment for Phase 2 of its South Landfill, which would include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years. NPCA staff have reviewed the Notice and offer the following preliminary comments.</p> <p><b>Ontario Regulation 155/06</b></p> <p>NPCA regulates watercourses, flood plains (up to the 100 year flood level), Great Lakes shorelines, hazardous land, valleylands, and wetlands under Ontario Regulation 155/06 of the Conservation Authorities Act. The NPCA Policy Document: Policies for Planning and Development in the Watersheds of the Niagara Peninsula Conservation Authority, November 18, 2022 (NPCA Policies) provides direction for managing NPCA regulated features. Please note that all work done within a NPCA Regulated Area will require a NPCA Permit, and must be in conformance with NPCA's Policy Document, specifically Sections 2.5 Environmental Assessments and 10 Policies for Infrastructure: <a href="https://npca.ca/images/uploads/common/NPCA_Policy_Document_-_Nov_18_2022_Office_Consolidation.pdf">https://npca.ca/images/uploads/common/NPCA_Policy_Document_-_Nov_18_2022_Office_Consolidation.pdf</a>.</p> <p>Following an internal review, staff have concluded that the subject area contains the following NPCA regulated features and hazards:</p> <ul style="list-style-type: none"> <li>- Ten Mile Creek with associated flooding and erosion hazards; and</li> <li>- Remnants of wetlands.</li> </ul>	<i>Response in progress.</i>	N.A.	N.A.

Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method
				<p>NPCA's current mapping is outdated and shows portion of the Ten Mile Creek Wetland Complex that have been removed through past planning and regulatory approvals. Staff are in the process of updating our mapping for this area.</p> <p>Staff recommend that a formal information request to NPCA be completed for any other information we have regarding this area (i.e., natural heritage data).</p> <p><b>Conclusion</b></p> <p>NPCA staff hopes this information is helpful. If you have any questions or would like to discuss further, please contact the undersigned.</p>			
<b>Niagara Region</b>	Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached.						
	Ann-Marie Norio, Jim Bradley, Ron Tripp, Michelle Sergi, Catherine Habermehl	N.A.	N.A.	N.A.	<p>This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.</p> <p>Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.</p>	November 30, 2023	E-mail
	Kim Dolch, Sean Norman	N.A.	N.A.	N.A.	The link below is unrelated to the quarry application and fyi. Please let me know if you have any questions.	November 30, 2023	Email
	Sean Norman	December 4, 2023	Email	Further to our call this morning – would you and your team be available on Monday the 18th from 1-3 for a presentation/meeting with Region staff. We have a few interested people from Planning and Waste Management. I have spoken to Andrew Bryce at the City and he would be interested in joining us as well.	<b>A meeting was scheduled for December 18, 2023. Invitation was extended to Andrew Bryce, City of Niagara Falls.</b>	December 4, 2023	Email
	Sean Norman, Erik Acs, Catherine Habermehl, Sherri Tait, Emil Prpic	N.A.	N.A.	N.A.	<p>GHD has prepared notes from our meeting on Dec.18th which I have attached for your review. Please advise if there are any omissions or inconsistencies with what was discussed.</p> <p>Attached to the notes you will find the following attachments/information:  A copy of the slide deck/presentation  The MECP's Code of Practice – Preparing and Reviewing Environmental Assessments in Ontario  List of the technical consultants that will be conducting the effects assessments in their respective disciplines</p> <p>Additionally, I've provided a summary of feedback received from our Open House held on Dec. 14th.</p> <p>As a next step, I would like to request a follow up meeting and propose the following agenda items:  Close-out action items outstanding from Mtg #1  Discuss Terms of Reference key milestones (draft and final ToR submissions, review periods, etc.)  Provide an update on stakeholder/Indigenous consultation to-date and next steps  Begin the development of a review framework with the City of NF &amp; Region  Other business</p> <p>I'll kindly ask Leticia to query our collective calendars and develop some dates/times. We're happy to host here at Walker.</p>	January 26, 2024	Email

Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method
	Sean Norman	January 29, 2024	Email	Thanks for providing this follow-up information. We are gathering some dates for a meeting and will get back to you shortly.	<b>A meeting was scheduled for February 9, 2024.</b>	January 29, 2024	Email
	Sean Norman Erik Acs Angela Stea	N.A.	N.A.	N.A.	Further to our meeting on February 16, we've prepared meeting notes and have included a copy of the presentation for your records.  Please let me know if you have any questions.	February 20, 2024	Email
	Sean Norman	February 21, 2024	Email	Were you able to find a digital copy of the ToR from your previous EA (the one you had in hard-copy on the table)?	We're still attempting to locate a copy of the Approved Terms of Reference for the South Landfill (Phase 1) and will forward you a copy once we locate it.  In the interim, I've attached a copy of what we believe was the approved version (ToR as Amended Sept 4th, 2005). This version includes amendments we made in response to MECP comments (these amendments are provided, with the ToR following). The ToR was approved on Oct. 5th 2005 which makes us feel confident the Sept. 4th version was the approved version. I trust this makes sense.	February 21, 2024	Email
<b>Niagara Police</b>	Office of the Chief	November 30, 2023	Email	Thank you for contacting the Office of the Chief of Police.  This mailbox is not monitored 24/7. If this is an emergency, please call 911.	<i>Noted. No response required.</i>	N.A.	N.A.
<b>City of Niagara Falls</b>	Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached.						
	Bill Matson, Mayor Jim Diodati, Jason Burgess, Kim Dolch	N.A.	N.A.	N.A.	This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.  Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.	November 30, 2023	Email
	Andrew Bryce	N.A.	N.A.	N.A.	The link below is unrelated to the quarry application and fyi. Please let me know if you have any questions.	November 30, 2023	Email
		N.A.	N.A.	N.A.	We'd like to schedule a meeting to close out some action items from our Dec. 18 meeting, build upon the previous discussion and review next steps for the EA.  If you like, we can propose some dates – just let me know.	February 6, 2024	Email
		N.A.	N.A.	N.A.	I am following-up on Darren's email below to arrange a meeting regarding our South Landfill Phase 2 project.  Depending on your availability, we are looking to schedule a time for next week. Please let me know what day/time works best on your end.	February 13, 2024	Email
		February 13, 2024	Email	My apologies, I have availability Tuesday afternoon, Wednesday afternoon before 3 and Friday.  Will the Region be invited to the meeting?	Does 9:30 – 10:30 am on Friday, February 23rd work on your end? We are happy to either host or meet you at City Hall.  The Region will not be attending this meeting. With that said, is there any additional staff at the City that would be interested in attending?	February 13, 2024	Email
		February 13, 2024	Email	Hi, no one else would need to attend from the City at this time. A future pre-consultation meeting would be held to address any application requirements for land use approvals would be scheduled, we can discuss that further in the meeting.	<b>A meeting was scheduled for February 23, 2024.</b>	February 13, 2024	Email

Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method
		N.A.	N.A.	N.A.	Please find attached a summary from our meeting last week, along with the following attachments:  Meeting presentation Open House #1 Summary of Feedback	February 26, 2024	Email
Town of Niagara-on-the-Lake	Walker provided Notice of Commencement of a Terms of Reference and Open House #1 on November 30, 2023						
	Donna Delvecchio, Lord Mayor Gary Zalepa, Marnie Cluckie, Kristen McCauley	N.A.	N.A.	N.A.	This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.  Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.	November 30, 2023	Email
	Kristen McCauley	N.A.	N.A.	N.A.	By way of introduction, I'm Darren Fry and I am the Project Director for the South Landfill Phase 2 Environmental Assessment here at Walker.  I believe you received a copy of our Notice of Commencement for the project back in late November. As a follow-up, I would like to request a meeting with the relevant Town staff to provide an introduction and overview of the Phase 2 project, the EA process, anticipated milestones and of course, answer any questions your team may have.  Would you like me to propose a few dates or would you like to query your team first? We're also happy to host – whatever is easiest for you.	January 18, 2024	Email
	Aida Nasr	January 22, 2024	Email	Thanks for your email, Kirsten has requested me to coordinate with all concerned with regard to setting up a meeting with the Town Staff.  Following are the dates and times that are available:  January 30, 2024      9:00 – 10:00 AM February 1, 2024      3:30 - 4:30 PM February 6, 2024      3:00 – 4:00 PM  Please let me know if any of the above-mentioned dates are suitable. Also please indicate whether the meeting is in person or virtual.	We would be available to meet on February 6, 2024 @ 3 pm and can host the meeting at our office.  Please confirm that in-person at this time works for you, and I will send out a meeting invite with the location details.	January 22, 2024	Email
	January 22, 2024	Email	Apologies when I forwarded the meeting invite, I was informed that this option is not suitable for one of the attendees.  The best option for us is February 1 at 3:30 pm would this timing work for your team.  If not I will have to look at a later date.	No problem. I double checked the calendars and February 1 will work on our end as well.  I will adjust the invite. How many will be attending?  <b>A meeting was scheduled for February 1, 2024.</b>	January 22, 2024	Email	
City of Thorold	Walker provided Notice of Commencement of a Terms of Reference and Open House #1 on November 30, 2023						
	Matthew Trennum, Mayor Terry Ugolini,	N.A.	N.A.	N.A.	This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.	November 30, 2023	Email

Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method
	Manoj Dilwaria, Jason Simpson				Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.		
	Manoj Dilwaria	N.A.	N.A.	N.A.	Further to our Notice of Commencement of the Environmental Assessment for Phase 2 of our South Landfill, I would like to request a meeting with the relevant City of Thorold staff to provide an introduction and overview of the Phase 2 project, the EA process, anticipated milestones and of course, answer any questions your team may have.  Would you like me to propose a few dates or would you like to query your team first? We're also happy to host – whatever is easiest for you.	January 18, 2024	Email
		N.A.	N.A.	N.A.	I am following-up on Darren's email below schedule a meeting with the City of Thorold to discuss our plans to develop the next phase of our South Landfill (Phase 2).  I've proposed a few dates/times below:  Thursday, February 15th, 10:00 – 11:00 am Tuesday, February 20th, 2:00 – 3:00 pm Wednesday, February 21st, 9:30 – 10:30 am Thursday, February 22nd, 10:00 – 11:00 am	January 18, 2024	Email
	Tara Lynn O'Toole	N.A.	N.A.	N.A.	Voicemail requesting a meeting with City staff to introduce the South Landfill Phase 2 project, review the EA process, and discuss next steps.	February 14, 2024	Phone
		February 29, 2024	Phone	Voicemail to get in touch via email to schedule a meeting.	I'm sorry I missed your call earlier this afternoon. Thank you for getting back to me.  I've proposed a few dates/times for a meeting to introduce our South Landfill Phase 2 project below: Wednesday, March 13, 10:00 – 11:00am or 2:00 – 3:00pm Thursday, March 14, any time between 10:00am – 4:00pm Friday, March 15, any time between 9:00am – 4:00pm  In terms of where we are currently at with the project, a Notice of Commencement for a Terms of Reference and Open House #1 was published on November 30, 2023. I've attached the email and accompanying notice that was sent to the City's clerk, mayor, and staff for your reference.  We will be releasing a draft Terms of Reference (ToR) for public comment and review next Thursday, March 7th. The ToR is the initial step in the Environmental Assessment (EA) process and serves as the roadmap for what will be studied in the EA and outlines the consultation activities that will take place. A copy of this document will be sent directly to you next week. Are there any other staff members that should be included on this correspondence?  Please do not hesitate to reach out any time if you have any questions.	February 29, 2024	Email
		February 29, 2024	Email	Sorry for the delay in connecting with you!	No problem – glad we could connect.	February 29, 2024	Email

Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method
				<p>Will this meeting be in person or over zoom? Staff involved on our end work from home on Wednesday and Thursday and will only be available via zoom but can be in person on Friday.</p> <p>Please let me know and I will check our schedules.</p> <p>Thanks again for providing the information attached and look forward to meeting with you to discuss this project.</p>	<p>In-person on Friday, March 15th would be great. Happy to host at our offices and provide a tour of our Niagara Resource Management Campus, if interested! I believe your colleague Meghan Birbeck came for a tour back in 2022.</p> <p>Please send along your availability and I will send out a meeting request.</p> <p><b>A meeting and tour were scheduled for March 15, 2024.</b></p>		
City of St. Catharines	Walker provided Notice of Commencement of a Terms of Reference and Open House #1 on November 30, 2023						
	Kristen Sullivan, Mayor Mat Siscoe, Erin O'Hoski, Tami Kitay	N.A.	N.A.	N.A.	<p>This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.</p> <p>Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.</p>	November 30, 2023	Email
	David Oakes Erin O'Hoski	N.A.	N.A.	N.A.	<p>I'm following up on the Notice of Commencement of the Environmental Assessment for Phase 2 of our South Landfill that you would have received in late November. David, let me also apologize for incorrectly recognizing you as that as the City's CAO on our correspondence.</p> <p>I would like to request a meeting with the relevant City staff to provide an introduction and overview of the Phase 2 project, the EA process, anticipated milestones and of course, answer any questions your team may have.</p> <p>Would you like me to propose a few dates or would you like to query your team first? We're also happy to host – whatever is easiest for you.</p>	January 18, 2024	Email
Trish Sorrenti	January 18, 2024	Email	<p>Thank you for reaching out! I work directly for Dave and Erin and would be happy to work with you and your team to get a meeting in place.</p> <p>I am currently working with our senior leadership team to see who from our organization should attend the meeting.</p> <p>In the meantime, would you like the meeting to be virtual or in person? If in person, our place or yours? I you feel the meeting would be more impactful at your place, I am happy to accommodate that.</p> <p>Please throw out some dates and times when you and your team are available.</p>	<p>Let's plan on hosting here at Walker. We could offer a tour of Campus as well (allow for an extra hour) for anyone interested. We have some new developments that are quite interesting like our Renewable Natural Gas project (largest in Ontario).</p> <p>I'm off tomorrow but my colleague Leticia can happily provide some dates tomorrow. Leticia - please allow for 1 hr for the meeting.</p> <p><b>A meeting and tour of the Campus was scheduled for February 6, 2023.</b></p>	January 18, 2024	Email	
<b>Non-government and Other</b>							
TC Energy	Walker provided the Notice of ToR Commencement and Open House on November 30, 2023, via an email w/letter attached						
	TransCanada Crossings	December 8, 2023	Email	<p>Thank you for contacting TC Energy's Right-of-Way Management/Crossings Team (Canada). Our Team will review your request and action all inquiries as quickly as possible.</p> <p>For any planned work occurring within 30m of a TC Facility a request must be submitted through TC Energy's online application portal at <a href="https://writtenconsent.tcenergy.com">https://writtenconsent.tcenergy.com</a> (email requests are no longer accepted).</p> <p>Once the application has been successfully submitted and has passed the initial review, TC Energy will provide a response in accordance with the requirements of the applicable Regulator governing the impacted</p>	<i>Noted. No response required.</i>	N.A.	N.A.



Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method
				<p>asset. This includes, but is not limited to, the Canadian Energy Regulator (CER), the Alberta Energy Regulator (AER) and the British Columbia Energy Regulator (BCER).</p> <p>For rush third party requests, please provide business reasons supporting your RUSH request, including your targeted construction date.</p> <p>For TC Energy information on Safe Digging, including topics such as Crossings &amp; Encroachments, Driving over pipelines and Working near TC Energy pipelines, please visit: <a href="https://www.tcenergy.com">https://www.tcenergy.com</a></p> <p>Should you require information or assistance, you may contact us in the following ways:</p> <ul style="list-style-type: none"> <li>• via email at <a href="mailto:crossings@tcenergy.com">crossings@tcenergy.com</a> or toll-free at 1-877-872-5177</li> <li>• for French <a href="mailto:quebec_crossings@tcenergy.com">quebec_crossings@tcenergy.com</a></li> </ul> <p><b>**A ONE CALL / LOCATE REQUEST should always be done prior to your proposed activity **</b></p> <p>If this is a Pipeline Emergency, please call 1-888-982-7222</p>			
	Aleksandra Skrzat	December 14, 2023	Email	Would you please provide a copy of the Notice of Study Commencement with the study area.	As requested, please find attached the Notice of Commencement of the Terms of Reference and Open House #1 for the Walker Environmental Group (Walker) South Landfill Phase 2 Environmental Assessment (EA).	December 5, 2023	Email
	Kaitlin Webber	December 15, 2023	Email	Please ensure <a href="mailto:TCenergy@mhbcplan.com">TCenergy@mhbcplan.com</a> is on your circulation list for this project – MHBC are the planning consultants for TransCanada PipeLines Ltd. (TCPL) and will be providing comments on their behalf throughout the process. TCPL has two (2) high-pressure natural gas pipelines within an easement abutting the southern portion of the Phase 2 lands.	<i>Noted. No response required.</i>	N.A.	N.A.
		January 2, 2024	Email	Thank you for hosting the GRT meeting on December 19th. I am wondering if you can please circulate the slides for our records?	<i>Note: Meeting summary notes were circulated via email to all meeting attendees and invitees on January 8, 2024.</i>	January 8, 2024	Email
		January 22, 2024	Email	<p>Thank you for including us in your GRT session. On behalf of TransCanada PipeLines Limited (TCPL), please see attached response letter, which outlines TCPL's applicable development and regulatory requirements for this project.</p> <p>Attachment:</p> <p>MacNaughton Hermsen Britton Clarkson (MHBC) are the planning consultants for TransCanada PipeLines Limited (TCPL). This letter is in response to a notification for the Walker South Landfill Phase 2 Environmental Assessment in the City of Thorold. TCPL has two (2) high-pressure natural gas pipelines contained within an easement ("right-of-way") abutting the southeastern property line of the Phase 2 site.</p> <p>TCPL's pipelines and related facilities are subject to the jurisdiction of the Canada Energy Regulator (CER) – formerly the National Energy Board ("NEB"). As such, certain activities must comply with the Canadian Energy Regulator Act ("Act") and associated Regulations. The Act and the Regulations noted can be accessed from the CER's website at <a href="http://www.cer-rec.gc.ca">www.cer-rec.gc.ca</a>.</p> <p>The following are general TCPL requirements for consideration when evaluating alternatives:</p> <ol style="list-style-type: none"> <li>1. No buildings or structures shall be installed anywhere on TCPL's right-of-way. Permanent buildings and structures are to be located a minimum of 7 metres from the edge of the right-of-way. Temporary or accessory structures are to be located a minimum of 3 metres from the edge of the right-of-way.</li> <li>2. A minimum setback of 7 metres from the nearest portion of a TCPL pipeline right-of-way shall also apply to any parking area or loading area, including any parking spaces, loading spaces, stacking spaces, bicycle parking spaces, and any associated drive aisle or driveway.</li> <li>3. During construction of the site, temporary fencing must be erected and maintained along the limits of the right-of-way by the Owner(s) to prevent unauthorized access by heavy machinery. The fence erected must meet TCPL's specifications concerning type, height and location. The Owner is responsible for ensuring proper maintenance of the temporary fencing for the duration of construction.</li> </ol>	<i>Response in progress.</i>	N.A.	N.A.

Review Agency	Contact Name	Comment Date	Method	Comments from Review Agency	Walker Response	Response Date	Method
				<p>4. Permanent fencing may be required along the limits of TCPL's right-of-way. The fence erected must meet TCPL's and the municipality's specifications concerning type, location, and height. Any excavations for fence posts on, or within 30 metres of the pipeline must be done by hand or hydro vac. There shall be no augers operated on the right-of-way. The Owner shall notify TCPL 3 business days prior to any excavation for fence posts located on or within 30 metres of the pipeline. All fences made of metallic materials must be approved by TCPL prior to being erected on or within 30 metres of the pipeline.</p> <p>5. Storage of materials and/or equipment on TCPL's right-of-way is not permitted.</p> <p>6. Written consent must be obtained from TCPL prior to undertaking the following activities:</p> <ol style="list-style-type: none"> <li>Constructing or installing a facility across, on, along or under a TCPL pipeline right-of-way.</li> <li>Conducting a ground disturbance (excavation or digging) on TCPL's pipeline right-of-way or within 30 meters of the centreline of TCPL's pipe (the "Prescribed Area");</li> <li>Driving a vehicle, mobile equipment or machinery across a TCPL pipeline right-of-way outside the travelled portion of a highway or public road; and</li> <li>Using any explosives within 300 meters of TCPL's pipeline right-of-way.</li> </ol> <p>7. Original depth of cover over the pipelines within TCPL's right-of-way shall be restored after construction. This depth of cover over the pipelines shall not be compromised over the life of the road due to rutting, erosion or other means.</p> <p>8. The following provides design guidance for crossings:</p> <p>General Requirements:</p> <ul style="list-style-type: none"> <li>- The crossing shall occur as close as possible to 90 degrees.</li> <li>- The crossing shall not occur at a bend in a TCPL pipeline.</li> <li>- TCPL may require the installation of permanent protective measures depending on site specific conditions and engineering analyses.</li> </ul> <p>General Conditions for Crossings of TCPL Pipelines by Highways, Private Roads and Railways:</p> <ul style="list-style-type: none"> <li>- A highway or private road shall be constructed so that the travelled surface is no less than 1.5 metres above the top of the pipeline.</li> <li>- The bottom of the ditches adjacent to roads should not be less than 1.4 metres above the top of the pipeline.</li> <li>- Minimum cover for railway crossings (below base of rail) is 3.05 m for uncased pipe.</li> </ul> <p>General Conditions for Crossings of TCPL Pipelines by Utilities:</p> <ul style="list-style-type: none"> <li>- TransCanada shall retain the upper position in the crossing area.</li> <li>- Minimum separation between buried facilities shall be 300mm (600mm during installation) for open cut excavations and 1000mm for horizontal directional drill installation methods.</li> <li>- The utility depth shall be maintained for the entire width of the right-of-way.</li> <li>- The utility shall have no bends within the pipeline right-of-way.</li> <li>- The utility shall have no joints, splices or other connections within the TCPL pipeline right-of-way.</li> <li>- Pipeline crossings should not be placed within 7 metres of a TCPL pipeline bend.</li> <li>- For crossings, it is recommended that the Applicant consult with TCPL as soon as possible through the third party crossings tool: <a href="https://writtenconsent.tcenergy.com">https://writtenconsent.tcenergy.com</a>.</li> </ul> <p>9. The following link to TCPL's website provides additional information on approval requirements: <a href="https://www.tcenergy.com/sustainability/safety/safe-digging/canada/landowners-and-neighbours/">https://www.tcenergy.com/sustainability/safety/safe-digging/canada/landowners-and-neighbours/</a></p> <p>10. Storage of materials and/or equipment on TCPL's right-of-way is not permitted.</p> <p>We can provide GIS shapefiles of TCPL's Prescribed Area throughout the study area, however a confidentiality agreement will be required prior to releasing the files. Please let us know if you are interested in this option.</p> <p>Thank you for the opportunity to comment. Kindly forward future study details to <a href="mailto:TCEnergy@mhbcplan.com">TCEnergy@mhbcplan.com</a>. If you have any questions, please do not hesitate to contact our office.</p> <p>Sincerely, MHBC</p>			

Table 5.2 Summary of comments from Indigenous communities and their consideration

Indigenous Community	Contact Name	Comment Date	Method	Comments from Indigenous Communities	Walker Response	Response Date	Method
Mississaugas of the Credit First Nation	Walker provided Notice of Commencement of a Terms of Reference and Open House #1 on November 30, 2023						
	Chief Stacey LaForme, Mark LaForme, Casey Jonathan, Fawn Sault	N.A.	N.A.	N.A.	This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.  Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.	November 30, 2023	Email
	Fawn Sault	December 20, 2023	Email	I can chat with you about the EA but I want to make sure that DOCA is informed first. I wanted to wish you and Elizabeth Happy Holidays and look forward to continue working with you as a Councillor for the next two years.	We sent the Notice of Commencement letter to DOCA (Mark) as well as Major Project (Casey) and Chief. We haven't heard back but no worries, we know the community has been busy – we can follow up in January.	December 20, 2023	Email
	Fawn Sault	N.A.	N.A.	N.A.	Happy 2024! Just a quick follow up to see if we can set up a meeting with DOCA or Major Projects in the near future to introduce the project, discuss consultation expectations and answer any questions.	January 18, 2024	Email
	Mark LaForme	N.A.	N.A.	N.A.	Further to our Notice of Commencement of the Environmental Assessment for Phase 2 of our South Landfill (attached), our team is hoping to meet with DOCA to provide an introduction and overview of the Phase 2 project, the EA process, anticipated milestones and of course, answer any questions your team may have.  Please let me know if there is a day/time that works best for you, or if you'd like me to propose a few dates.	February 13, 2024	Email
Abby Lee	February 20, 2024	Email	MCFN DOCA is interested in a virtual meeting with you and your team to discuss the Walker South Landfill Phase 2. MCFN DOCA has available times on the following dates:  March 4, 5, 8, 18, 20, 22- 9am – 12pm & 1pm- 4pm  Please indicate if any of the above times are suitable for you and your team.	<b>A meeting was scheduled for March 18, 2024, via phone call.</b>	February 29, 2024	Phone	
Six Nations of the Grand River	Walker provided Notice of Commencement of a Terms of Reference and Open House #1 on November 30, 2023						
	Sherrri-Lyn Hill-Pierce, Peter Graham, Dawn Russell, Lonny Bomberry	N.A.	N.A.	N.A.	This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.  Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.  <b>A meeting was scheduled for January 16, 2024.</b>	November 30, 2023	Email
Lauren Vanderlingen, Lauren Jones	January 17, 2024	Email	I've attached our draft plant list for you and whomever it may concern to review. I hope it proves to be a valuable resource for Walker when completing Environmental Assessments/species lists, making decisions for future site locations, and for site restoration purposes.  I just wanted to highlight the precautionary statement that is at the top of the chart: The chart is a "best approximation" of plant species that may be of interest and importance to the community of Six Nations. This is intended to be a living document. It should not be considered a complete guide or sole reference when considering traditional plant species. Please consult additional reputable resources to ensure correct identification of species in the field. It is still in draft form, pending more input from the community.	On behalf of Elizabeth and Blair (GHD), thank you for the plant list and for your time to meet with us yesterday. Unfortunately I could not attend, I developed some cold symptoms/loss of voice on my drive to the community and turned around.  Quick question - are we able to share this document with our natural science and ecology consultant (they are under confidentiality agreement). I'll also share it with our internal Lands and Resources team as we own/manage hundreds of acres of woodlots on buffer lands, rehabilitated lands and properties. It's a very valuable document.  As a quick side note – we've worked with Kayanase in the past where we've donated Carolinian saplings that were removed from a constructed wetland treatment system	January 17, 2024	Email	

Indigenous Community	Contact Name	Comment Date	Method	Comments from Indigenous Communities	Walker Response	Response Date	Method
				<p>This list should not be made public, but rather kept for internal reference and decision making.</p> <p>Thank you for meeting with the Six Nations team to discuss the landfill expansion and hearing our concerns. We hope to continue having these discussions and building a strong relationship with your team.</p>	<p>we built and operate for the City of Thorold. The saplings were risking plugging the system and we didn't want to discard them – I believe the Kayanase team removed over 100 saplings for stock at the nursery.</p> <p>We're considering developing a nursery/seed harvesting project here at Walker for regionally native species to help ensure we have access to stock for our planting/re-planting/rehabilitation projects. If there is interest in working together on this let me know – we're only at the conceptual stage and are looking for project partners.</p> <p>Elizabeth and I will review the discussion, questions and input from yesterday's meeting and provide additional responses/clarity if needed.</p> <p>We look forward to working with you and hope to host the CAP to our Campus in the Spring or sooner as we build our relationship.</p>		
	Peter Graham	January 18, 2024	Email	<p>Thank you for making the safe decision. I wish more people would. We were fully satisfied with your team's introduction of the project.</p> <p>Thanks for the suggestions and updates. An early March meeting make sense. Dawn's returned to work, so she'll be able to schedule. Yes, I'm your key contact.</p>	<p>First – my apologies for not being able to attend the meeting on Tuesday. I began developing some cold symptoms while on my drive and as a precaution, decided to not enter the community/attend. I trust my colleagues Elizabeth and Blair were able to introduce the project, signal our intention to work closely with the SNEC/CAP team and address questions.</p> <p>As a follow-up to the meeting, I'd like to provide a simple meeting summary with the questions asked and brief responses (some will be expanded as Elizabeth wasn't able to fully answer some of them). I can send a draft over for your review next week.</p> <p>I would also like to schedule our next meeting for early in March as we expect to have a Draft Terms of Reference ready by mid-March. We would be happy to review key elements of it with the CAP team and ensure we have billing information/details for the accommodation process that will follow as we work together on this EA. We can also discuss setting a date for a Campus Tour (inc. the Uppers Quarry project site too).</p> <p>On that note – I did relay feedback the CAP team shared regarding the Uppers project with my colleague/Project Manager Kevin Kehl. He said he will be following up with you shortly to provide an update on the status of the project/responses to the CAP teams comments.</p> <p>Lastly – will you be the key point of contact on the CAP team? I've copied you on a correspondence from Lauren and our response from yesterday to keep you in the loop.</p>	January 18, 2024	Email
	Dawn Russell	January 24, 2024	Email	<p>On behalf of Six Nations of the Grand River Elected Council (SNGREC) Lands and Resources Department Consultation and Accommodation Process (CAP) Team we are available to engage in further discussion:</p> <p>Wednesday, February 7th at 1:30pm Friday, March 15th at 1:30pm Tuesday, March 19th at 10am</p> <p>Please advise what works best for you at your earliest convenience and define your preference for an in-person or virtual meeting. If the latter please send an invitation to confirm.</p>	<p>We are available to meet on Wednesday, February 7 at 1:30 pm for an in-person meeting at your office.</p> <p>Would you like me to send out an official meeting invite?</p> <p><b>Six Nations of the Grand River sent Walker a meeting request for February 7, 2024</b></p>	February 2, 2024	Email

Indigenous Community	Contact Name	Comment Date	Method	Comments from Indigenous Communities	Walker Response	Response Date	Method
	Peter Graham	N.A.	N.A.	N.A.	<p>Attached are some draft notes from our discussion on Jan. 16th. Please feel free to review and make sure we've captured the dialogue and questions correctly; happy to make any suggested edits.</p> <p>As discussed, we'd like to schedule a follow-up meeting in mid-late Feb. if possible with a focus on closing out actions from the previous meeting, discussing the draft Terms of Reference in advance of its public release and build on the engagement/consultation discussion. I think 1 hour would be sufficient.</p> <p>We can propose some dates or, if you would like to check with your team first, whatever works best.</p>	January 30, 2024	Email
		February 2, 2024	Email	<p>Looks good. Just change Daylen Hill to Daylon Gee, Land Use Technician.</p> <p>Yes, an hour seems sufficient for that. I'll have Dawn reach out to schedule a meeting.</p>	The notes have been revised to reflect this edit.	February 2, 2024	Email
	Dawn Russel, Lonny Bomberry, Tayler Hill, Tanya Hill-Montour, Peter Graham, Daylon Gee, Lauren Jones, Lauren Vanderlingen	N.A.	N.A.	N.A.	<p>Kindly find attached the proposed agenda for tomorrow's meeting.</p> <p>Please let me know if you'd like me to add any additional items for discussion.</p>	February 6, 2024	Email
	Dawn Russel, Lonny Bomberry, Tayler Hill, Tanya Hill-Montour, Peter Graham, Daylon Gee, Lauren Jones, Lauren Vanderlingen	N.A.	N.A.	N.A.	<p>Please find attached the notes from our February 7, 2024 meeting.</p> <p>If you have any questions or comments upon your review of the attached, please do not hesitate to reach out.</p>	February 20, 2024	Email
	Peter Graham	N.A.	N.A.	N.A.	<p>As discussed in our last meeting, we will be releasing a draft of the Terms of Reference for South Landfill Phase 2 next Thursday, March 7th.</p> <p>Ahead of the release, I wanted to confirm who, in addition to yourself, should be receiving this document. Additionally, would you like us to provide any hardcopies?</p>	February 28, 2024	Email
		February 28, 2024	Email	Thank you for asking. Please also send the document to our Laurens (laurenjones@sixnations.ca; wsma@sixnations.ca. We don't need hardcopies.	<i>Email acknowledged.</i>	February 28, 2024	Email
Walker provided Notice of Commencement of a Terms of Reference and Open House #1 on November 30, 2023							

Indigenous Community	Contact Name	Comment Date	Method	Comments from Indigenous Communities	Walker Response	Response Date	Method
Niagara Regional Native Centre	Phil Davis, Dawn Moughtin	N.A.	N.A.	N.A.	<p>This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.</p> <p>Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.</p>	November 30, 2023	Email
	Phil Davis	N.A.	N.A.	N.A.	<p>As a follow-up to our discussion, I've forwarded along the notice I sent at the end of November 2023 regarding the official launch of our project (attached).</p> <p>We'd love to arrange a meeting with you and other interested NRNC staff to introduce the project, provide an overview of the Environmental Assessment process, discuss next steps and, of course, answer any questions you may have.</p> <p>I will give you a call on Friday when you are back from your conference in Toronto to schedule a date/time to meet.</p>	February 14, 2024	Email
Haudenosaunee Development Institute	Walker provided Notice of Commencement of a Terms of Reference and Open House #1 on November 30, 2023						
	Todd Williams	N.A.	N.A.	N.A.	<p>This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.</p> <p>Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.</p>	November 30, 2023	Email
		N.A.	N.A.	N.A.	<p>My name is Darren Fry and I am the Project Manager for Walker's Environmental Assessment for the continuation (Phase 2) of its existing landfill in Niagara Falls. On Nov. 30th we provided a Notice of Commencement for the EA with a commitment to follow up and request a meeting to introduce the project and discuss engagement and consultation with HDI.</p> <p>If you can kindly provide a few dates for an introductory meeting, we will happily coordinate on our end.</p> <p>I've provided a copy of the Notice for your reference which includes a link to the project website for more details.</p> <p>If you have any additional questions, please feel free to contact me anytime.</p>	January 18, 2024	Email
		N.A.	N.A.	N.A.	<p>I am reaching out to follow-up on the below regarding Walker's South Landfill Phase 2 project and to inform you that we are soon approaching the next milestone for this project – the release of a draft Terms of Reference (ToR) for public review and comment, scheduled for March 7th.</p> <p>An email will be sent next week with a link to access this document. The comment period for the ToR is set to close on April 22nd, 2024. We value your feedback and encourage your participation in this process to ensure your input is incorporated into the final ToR.</p> <p>Please let us know who at your organization should be included on the distribution list for this document, and whether you would like a mailed hardcopy.</p> <p>Should you have any questions, please do not hesitate to contact me directly at 289-257-1680.</p>	February 28, 2024	Email

Indigenous Community	Contact Name	Comment Date	Method	Comments from Indigenous Communities	Walker Response	Response Date	Method
Métis Nation of Ontario	Walker provided Notice of Commencement of a Terms of Reference and Open House #1 on November 30, 2023						
	Derrick Pont, Peter Rivers	N.A.	N.A.	N.A.	<p>I'm reaching out to let you know that we're beginning the planning process to extend the life of our current landfill through the development of the next phase (Phase 2). With only 8 years of capacity remaining, its important we start this process to ensure Niagara continues to have access to safe and reliable waste disposal services.</p> <p>Here is the link to the project website with lots of information available (<a href="http://www.southlandfillphase2.com">www.southlandfillphase2.com</a>).</p> <p>I'm hoping we can organize a call in the near future. Let me know some dates that work for you.</p>	November 30, 2023	Email

Table 5.3 Summary of comments received from the public and their consideration

Topic	Summary of Comments Received	Walker Response
Property Value Protection	Concern regarding potential loss of property value	The Economic Environment Impact Assessment will include a property value impact assessment (see Appendix C-9).
Open House #1 Event Feedback	Attendees expressed that materials presented were helpful in describing the project and that the event was accessible.	Walker will incorporate this feedback into the design of future public information sessions.
Toronto Waste	Will South Landfill Phase 2 accept waste from outside of Niagara?	The South Landfill Phase 2 will manage waste generated in Niagara as a first priority to ensure disposal capacity for the local community. Walker is proposing a service area of Ontario to provide flexibility/contingency (e.g., a natural disaster such as tornado in an adjacent municipality).
EA Process	Clarification sought on EA process timelines and timing of future public events	Walker updated its project website to include approximate timelines for key project milestones ( <a href="http://www.southlandfillphase2.com">www.southlandfillphase2.com</a> ).
Community Benefits	Inquiries received from local residents about potential benefits of being a near neighbour to the Campus and proposed Phase 2 site location	Walker will look to enhance its existing annual Neighbour Appreciation BBQ/Campus Open House event by including free compost as well as identifying other opportunities via direct dialogue with neighbours. The EA will also identify impact mitigation and management recommendations as part of the overall effects assessment (see Section 7.2 of the ToR).
Need for Future Niagara Disposal Capacity	Businesses and residents expressed support for the provision of future waste disposal capacity in Niagara Region	The South Landfill Phase 2 will manage waste generated in Niagara as a first priority to ensure disposal capacity for the local community for the next 20 years.
Community Liaison Committee	Will Walker be establishing a Community Liaison Committee for this EA?	Walker will attempt to establish a Community Liaison Committee during the EA stage as noted in Section 9.2.2 - Proposed Consultation Activities of the ToR.
Overall Project Feedback	Open House #1 attendees provided positive feedback on the project, stating that they are not concerned with the proposal.	Walker will consider this feedback as part of the EA.
Southeast Quarry's Current Agricultural Rehabilitation Plan (End-use)	Interest in the existing rehabilitation plan for the Southeast Quarry	Walker will assess agricultural impacts as part of the Agricultural Impact Assessment (see Appendix C-6). Walker will evaluate end use options for the South Landfill Phase 2 including an agricultural end use.
Odour	Will there be more odour present in the community?	The Atmospheric Environment Impact Assessment will include an odour assessment (see Appendix C-3).
Traffic	Will traffic patterns change in the community?	The Transportation Impact Assessment will evaluate changes in traffic patterns in the local community (see Appendix C-7).
Utilization of Landfill Gas	Supportive of renewable energy generation from landfill gas. Will Phase 2 produce renewable energy?	As part of this EA, Walker will be exploring how landfill gas produced from Phase 2 can be incorporated into the existing landfill gas utilization facility at the Walker Campus.
Incineration	Is incineration planned as part of the South Landfill Phase 2 project?	Walker is not considering incineration as part of this EA.
Project Location	Provide larger maps on the proposed location of Phase 2 (i.e., the map in the Notice of Commencement was hard to read).	Walker will incorporate this feedback into future project visual aids/maps/Notices.
Leachate	Concern about preventing leachate from impacting the 10 Mile Creek	Landfill design measures including the landfill liner, leachate collection system, and landfill cap will prevent leachate from coming into contact with 10 Mile Creek. The Surface Water Impact Assessment will include a water quality impact assessment of the 10 Mile Creek (see Appendix C-2).
Hours of Operation	Will the operating hours for South Landfill Phase 2 change from the current operating hours of Phase 1?	Walker does not anticipate changing the operating hours; however, this EA will assess the impact of operating hours on things like traffic patterns, noise, etc.

Topic	Summary of Comments Received	Walker Response
<b>Site Rehabilitation &amp; Naturalization</b>	Recommendations to increase tree plantings around this site, specifically evergreens and regionally native species. Recommendations to improve wildlife corridors/connectivity of natural spaces on buffer lands surrounding the Walker Campus.	Walker will consider this input as part of the mitigation, community benefits, and end-use elements of this EA.
<b>Communication with Walker</b>	Community members requested increased communication from Walker in the community	Walker will incorporate this input into the EA and existing Campus operations.
<b>Existing Campus Operations</b>	Range of feedback on existing Campus operations ranging from support of Walker's community litter clean-up efforts and improved blast techniques to feedback on occasional nuisance impacts such as dust, noise, odour, and visual.	Walker has shared this feedback with Campus operations for follow-up.
<b>Partnership Opportunities</b>	Inquiries about potential collaborative opportunities for environmental education and awareness (i.e., waste management, composting, etc.)	Walker expressed interest and scheduled meetings to further discuss environmental education and awareness collaboration opportunities with local educational institutions/community groups.
<b>10 Mile Creek Trail Reopening</b>	Inquiry into the reopening of the 10 Mile Creek trail on Walker's Campus with enhancements/interpretive signage.	With construction of the RNG facility complete, Walker will be reopening the trail in the summer of 2024.
<b>Economic Opportunities</b>	Inquiries into the jobs and continued economic opportunities in the local community.	The Economic Environment Impact Assessment will identify the economic impacts to the local community (Niagara Region) and Province overall (see Appendix C-9).
<b>Community Character</b>	Will the community character change due to the development of Phase 2?	The Social Environment Impact Assessment will assess social impacts including changes to the local community characteristics (see Appendix C-8).
<b>Job Opportunities</b>	Inquiry about whether there will be job opportunities associated with Phase 2 and/or if there are current positions available at Walker.	Walker directed the inquiry to the landing page where current opportunities are posted on the company website: <a href="https://walkerind.com/current-opportunities/">https://walkerind.com/current-opportunities/</a> . Walker provides a range of careers and is always on the lookout for new candidates.



# Appendices

# **Appendix A**

## **Participant List**

## Government Review Team

Government Agency / Office / Services / Utilities	Contact Name	Contact Address	Email	Phone
<b>NEC, Conservation Authority</b>				
Niagara Escarpment Commission	<b>Cheryl Tansony</b> Senior Planner	232 Guelph Street Georgetown, ON L7G 4B1	<a href="mailto:Cheryl.Tansony@ontario.ca">Cheryl.Tansony@ontario.ca</a>	905-703-5354
Niagara Escarpment Commission	<b>Cheryl Tansony</b> Senior Planner	232 Guelph Street Georgetown, ON L7G 4B1	<a href="mailto:Cheryl.Tansony@ontario.ca">Cheryl.Tansony@ontario.ca</a>	905-703-5354
Niagara Peninsula Conservation Authority	<b>Colleen Bain</b> Senior Watershed Planner	250 Thorold Road West; 3rd Floor Welland, ON, L3C 3W2	<a href="mailto:CBain@npca.ca">CBain@npca.ca</a>	
Niagara Peninsula Conservation Authority	<b>David Deluce</b> Senior Manager of Environmental Planning & Policy	250 Thorold Road West; 3rd Floor Welland, ON, L3C 3W2	<a href="mailto:ddeluce@npca.ca">ddeluce@npca.ca</a>	
<b>Provincial Government</b>				
Ministry of Environment, Conservation and Parks Environmental Assessment Branch	<b>Stephen Deneault</b> Project Officer	7th Flr, 135 St Clair Ave W Toronto, ON, M4V 1P5	<a href="mailto:stephen.deneault@ontario.ca">stephen.deneault@ontario.ca</a>	437-247-3443
Ministry of Environment, Conservation and Parks Niagara District Office	Kim Groombridge <b>District Manager</b>	301 St. Paul Street, Suite 15, 9th Floor St. Catharines ON L2R 7R4	<a href="mailto:kim.groombridge@ontario.ca">kim.groombridge@ontario.ca</a>	905-323-5353
Indigenous Affairs Ontario			<a href="mailto:Indigenous.Relations@ontario.ca">Indigenous.Relations@ontario.ca</a>	
Ministry of Agriculture, Food, and Rural Affairs Land Use Policy & Stewardship Food Safety and Environmental Policy Branch			<a href="mailto:omafra.eanotices@ontario.ca">omafra.eanotices@ontario.ca</a>	
Ministry of Agriculture, Food, and Rural Affairs Land Use Policy & Stewardship Food Safety and Environmental Policy Branch	<b>Nancy Rutherford</b> Rural Planner	6484 Wellington Road 7 – Unit 10 Elora ON N0B 1S0	<a href="mailto:nancy.rutherford@ontario.ca">nancy.rutherford@ontario.ca</a>	226-962-2139
Ministry of Citizenship and Multiculturalism Heritage, Tourism and Culture Division Heritage Planning Unit	<b>Karla Barboza</b> Team Lead (A), Heritage	400 University Ave. 5th Floor Toronto ON M7A 2R9	<a href="mailto:karla.barboza@ontario.ca">karla.barboza@ontario.ca</a>	416-660-1027
Ministry of Citizenship and Multiculturalism Heritage, Tourism and Culture Division Heritage Planning Unit	<b>Liam Smythe</b> Heritage Planner	400 University Ave. 5th Floor Toronto ON M7A 2R9	<a href="mailto:Liam.Smythe2@ontario.ca">Liam.Smythe2@ontario.ca</a>	416-301-4797
Ministry of Economic Development, Job Creation and Trade Corporate and Policy Services Division	<b>Erin Thompson</b> Manager, Corporate Policy Coordination Unit	56 Wellesley St. W, 11th Flr Toronto ON M5S 2S3	<a href="mailto:erin.thompson@ontario.ca">erin.thompson@ontario.ca</a>	437-770-1241
Ministry of Energy Strategic Network and Agency Policy Division	<b>Joerg Wittenbrinck</b> Manager(A), Governance, Strategy and Analytics Branch	77 Grenville St., 6th Flr. Toronto ON M7A 1B3	<a href="mailto:joerg.wittenbrinck@ontario.ca">joerg.wittenbrinck@ontario.ca</a>	289-980-8124
Ministry of Energy Strategic Network and Agency Policy Division	<b>Michael Di Cosmo</b> Coordinator, Strategic Policy and Cabinet Liaison (A)	77 Grenville St., 6th Flr. Toronto ON M7A 1B3	<a href="mailto:Michael.DiCosmo@ontario.ca">Michael.DiCosmo@ontario.ca</a>	437-770-7960
Ministry of Mines Mines and Minerals Division	<b>Tracey Burton</b> Manager (A), Strategic Support Unit	Willet Green Miller Centre, 2nd Flr 933 Ramsey Lake Rd Sudbury ON P3E 6B5	<a href="mailto:tracey.burton@ontario.ca">tracey.burton@ontario.ca</a>	705-918-1609

## Government Review Team

Government Agency / Office / Services / Utilities	Contact Name	Contact Address	Email	Phone
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Ministry of Municipal Affairs and Housing	<b>Heather Watt</b> Manager, Community Planning and Development (West) Western Municipal Services Office	13th Floor, 777 Bay Street Toronto ON M5G 2E5	<a href="mailto:heather.watt@ontario.ca">heather.watt@ontario.ca</a>	437-232-9474
Ministry of Natural Resources and Forestry Southern Region	<b>Christa L. Rigney</b> Regional Planner	300 Water Street, Box 7000 4th Floor, South Tower Peterborough ON K9J 8M5	<a href="mailto:christa.rigney@ontario.ca">christa.rigney@ontario.ca</a>	705 761-4839
Ministry of the Solicitor General Facilities and Capital Planning Branch	<b>Fuad Abdi</b> Director(A)	George Drew Bldg 13th Flr, 25 Grosvenor St Toronto ON M7A 1Y6	<a href="mailto:fuad.abdi@ontario.ca">fuad.abdi@ontario.ca</a>	416-884-5632
Ministry of Transportation Design and Engineering Branch	<b>Rina Kulathinal</b> Manager, Engineering Program Delivery Central	159 Sir William Hearst Ave., 5th Floor, Building D Toronto ON M3M 0B7	<a href="mailto:Rina.Kulathinal@ontario.ca">Rina.Kulathinal@ontario.ca</a>	416-235-5575
<b>Niagara Region</b>				
Niagara Regional Police Service	<b>Bryan MacCulloch</b> Chief of Police	5700 Valley Way Niagara Falls, ON L2E 1X8	<a href="mailto:chiefofpolice@niagarapolice.ca">chiefofpolice@niagarapolice.ca</a>	905-688-4111
Niagara Region Public Health and Emergency Services	<b>Dr. Azim Kasmani</b> Medical Officer of Health and Commissioner			905-688-8248 ext. 7338
District School Board of Niagara	<b>Warren Hoshizaki</b> Director of Education	191 Carlton Street St. Catharines, ON L2R 7P4	<a href="mailto:Karen.Bellamy@dsbn.org">Karen.Bellamy@dsbn.org</a>	905-641-1550 ext. 54101
Niagara Catholic District School Board	<b>Camillo Cipriano</b> Director of Education	427 Rice Road Welland, ON L3C 7C1	<a href="mailto:info@ncdsb.com">info@ncdsb.com</a>	905-735-0240
Conseil scolaire du district catholique centre-sud	<b>Nicole Molot</b> Director of Education	110 Drewry Avenue Toronto, ON M2M 1C8		416-397-6564
Conseil scolaire Viamonde	<b>Michel Laverdière</b> Acting Director of Education and Secretary of the Board	1 Vanier Parkway Welland, ON L3B 1A1	<a href="mailto:laverdierem@csviamonde.ca">laverdierem@csviamonde.ca</a>	416 614-5893

## Government Review Team

Government Agency / Office / Services / Utilities	Contact Name	Contact Address	Email	Phone
<b>City of Niagara Falls</b>				
Niagara Falls Fire Department	<b>Jo Zambito</b> Fire Chief	5809 Morrison St. Niagara Falls, ON L2E 2E8	<a href="mailto:firechief@niagarafalls.ca">firechief@niagarafalls.ca</a>	905-356-1321 ext. 2203 or 2230
<b>City of Thorold</b>				
Thorold Fire and Emergency Services	<b>Terry Dixon</b> Fire Chief	3540 Schmon Parkway, PO Box 1044 Thorold, ON L2V 4A7	<a href="mailto:terry.dixon@thorold.ca">terry.dixon@thorold.ca</a>	905-227-6412 ext 262
<b>Colleges and Universities</b>				
Brock University	<b>Lesley Rigg</b> President & Vice Chancellor	1812 Sir Isaac Brock Way Schmon Tower, 13th Floor St. Catharines, ON L2S 3A1	<a href="mailto:skaufmann@brocku.ca">skaufmann@brocku.ca</a>	905-688-5550 ext. 3322
Niagara College	<b>Sean Kennedy</b> President	135 Taylor Road, Room W210 Niagara-on-the-Lake, ON L0S 1J0	<a href="mailto:skennedy@niagaracollege.ca">skennedy@niagaracollege.ca</a>	905-735-2211 ext. 7688
<b>Federal &amp; Other</b>				
Environment and Climate Change Canada	<b>Rob Clavering</b> Manager, Environmental Assessment Section	Environmental Protection Branch – Ontario Region 4905 Dufferin St. Downsview ON M3H 5T4	<a href="mailto:robert.clavering@ec.gc.ca">robert.clavering@ec.gc.ca</a>	416-458-9670
The St. Lawrence Seaway Management Corporation	<b>Cassie Kelly, M Eng, P Eng, PMP</b> Manager, Engineering Niagara	508 Glendale Avenue St. Catharines, ON L2R 6V8	<a href="mailto:CKelly@seaway.ca">CKelly@seaway.ca</a>	905-641-1932
TC Energy	<b>Kaitlin Webber</b> Planner		<a href="mailto:tcenergy@mhbcplan.com">tcenergy@mhbcplan.com</a>	
Canadian National Railway	<b>Public Works</b>	1 Administration Road Concord, ON L4K 1B9	<a href="mailto:proximity@cn.ca">proximity@cn.ca</a>	
Transport Canada			<a href="mailto:EnviroOnt@tc.gc.ca">EnviroOnt@tc.gc.ca</a>	

### Indigenous Communities

Organization	Contact Name	Title	Address	City	Province	Postal Code	Email	Phone
<b>Métis Nation of Ontario</b>	Peter Rivers	MNO Region 9 Councilor	4190 St. Clair Avenue	La Salle	ON	N9H 2N4	<a href="mailto:rivers_peter@hotmail.com">rivers_peter@hotmail.com</a>	613-798-1488
	Derrick Pont	MNO Niagara Region Métis Council, President	3250 Schmon Parkway Unit 1A	Thorold	ON	L2V 4Y6	<a href="mailto:pontdj@hotmail.com">pontdj@hotmail.com</a>	
<b>Mississaugas of the Credit First Nation</b>	R. Stacey LaForme	Chief	2789 Mississauga Road R.R. #6	Hagersville	ON	N0A 1H0	<a href="mailto:Stacey.LaForme@mncfn.ca">Stacey.LaForme@mncfn.ca</a>	905-979-9254
	Mark LaForme	Director, Department of Consultation and Accommodation (DOCA)	2789 Mississauga Road R.R. #6	Hagersville	ON	N0A 1H0	<a href="mailto:Mark.Laforme@mncfn.ca">Mark.Laforme@mncfn.ca</a>	905-768-4260
	Casey Jonathan	Major Projects Manager	2789 Mississauga Road R.R. #6	Hagersville	ON	N0A 1H0	<a href="mailto:Casey.Jonathan@mncfn.ca">Casey.Jonathan@mncfn.ca</a>	
	Fawn Sault	Councillor, Environmental Portfolio	2789 Mississauga Road R.R. #6	Hagersville	ON	N0A 1H0	<a href="mailto:FawnS@mncfn.ca">FawnS@mncfn.ca</a>	
<b>Niagara Regional Native Centre</b>	Phil Davis	Outreach Coordinator	382 Airport Road	Niagara-on-the-Lake	ON	L0S 1J0	<a href="mailto:outreach@nrnc.ca">outreach@nrnc.ca</a>	
	Dawn Moughtin	Co-Executive Director	382 Airport Road	Niagara-on-the-Lake	ON	L0S 1J0	<a href="mailto:executivedirector@nrnc.ca">executivedirector@nrnc.ca</a>	
<b>Six Nations of the Grand River</b>	Sherrí-Lyn Hill-Pierce	Chief	2498 Chiefswood Road, P.O. Box 5000	Ohsweken	ON	N0A 1M0	<a href="mailto:ri-lyn_hillpierce@sixnations.ca">ri-lyn_hillpierce@sixnations.ca</a>	519-753-0665
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	Peter Graham	Consultation Supervisor	2499 Chiefswood Road, P.O. Box 5000	Ohsweken	ON	N0A 1M1	<a href="mailto:LRCS@sixnations.ca">LRCS@sixnations.ca</a>	
<b>Haudenosaunee Development Institute</b>	Todd Williams		16 Sunrise Court, Suite 402B, P.O. Box 714	Ohsweken	ON	N0A 1M0	<a href="mailto:info@hdi.land">info@hdi.land</a>	519-445-4222

Members of the Public								
Business / Organization	Contact Name	Title	Address	City	Province	Postal Code	Email	Phone
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City of Niagara Falls	Jim Diodati	Mayor	4310 Queen Street, Box 1023	Niagara Falls	ON	L2E 6X5	<a href="mailto:jdiodati@niagarafalls.ca">jdiodati@niagarafalls.ca</a>	905-356-7521 ext. 4201
City of Niagara Falls	Jason Burgess	CAO	4310 Queen Street, Box 1023	Niagara Falls	ON	L2E 6X5	<a href="mailto:talktotheCAO@niagarafalls.ca">talktotheCAO@niagarafalls.ca</a>	905-356-7521 ext. 5100
City of Niagara Falls	Kira Dolch	General Manager of Planning, Building and Development	4310 Queen Street, Box 1023	Niagara Falls	ON	L2E 6X5	<a href="mailto:kdolch@niagarafalls.ca">kdolch@niagarafalls.ca</a>	905-356-7521 ext. 4231
City of Niagara Falls	Mona Patel	Councillor		Niagara Falls	ON			
City of Niagara Falls	Lori Lacoco	Councillor		Niagara Falls	ON			
City of Niagara Falls	Mike Strange	Councillor		Niagara Falls	ON			
City of Niagara Falls	Wayne Thompson	Councillor		Niagara Falls	ON			
City of Niagara Falls	Ruth Ann Neiuwesteeg	Councillor		Niagara Falls	ON			
City of Niagara Falls	Tony Baldinelli	Councillor		Niagara Falls	ON			
City of Niagara Falls	Vic Pietrangelo	Councillor		Niagara Falls	ON			
City of Niagara Falls	Wayne Cambell	Councillor		Niagara Falls	ON			
City of Thorold	Matthew Trennum	Clerk	3540 Schmon Parkway P.O. Box 1044	Thorold	ON	L2V 4A7	<a href="mailto:clerk@thorold.ca">clerk@thorold.ca</a>	905-227-6613
City of Thorold	Terry Ugolini	Mayor	3540 Schmon Parkway P.O. Box 1044	Thorold	ON	L2V 4A7	<a href="mailto:terry.ugolini@thorold.ca">terry.ugolini@thorold.ca</a>	905-227-6613 ext. 231 C: 905-227-0160
City of Thorold	Manoj Dilwaria	CAO	3540 Schmon Parkway P.O. Box 1044	Thorold	ON	L2V 4A7	<a href="mailto:manoj.dilwaria@thorold.ca">manoj.dilwaria@thorold.ca</a>	905.227.6613
City of Thorold	Jason Simpson	Director of Development Services	3540 Schmon Parkway P.O. Box 1044	Thorold	ON	L2V 4A7	<a href="mailto:jason.simpson@thorold.com">jason.simpson@thorold.com</a>	
Town of Niagara-on-the-Lake	Donna Delvecchio	Town Clerk/Manager of Legislative Services	1593 Four Mile Creek Road P.O. Box 100	Virgil	ON	L0S 1T0	<a href="mailto:clerks@notl.com">clerks@notl.com</a>	905-468-3266 ext. 0
Town of Niagara-on-the-Lake	Gary Zalepa	Lord Mayor	1593 Four Mile Creek Road P.O. Box 100	Virgil	ON	L0S 1T0	<a href="mailto:gary.zalepa@notl.com">gary.zalepa@notl.com</a>	905-468-6417
Town of Niagara-on-the-Lake	Marnie Cluckie	CAO	1593 Four Mile Creek Road P.O. Box 100	Virgil	ON	L0S 1T0	<a href="mailto:marnie.cluckie@notl.com">marnie.cluckie@notl.com</a>	905-468-3266 ext. 227
Town of Niagara-on-the-Lake	Kristen McCauley	Director, Community and Development Services	1593 Four Mile Creek Road P.O. Box 100	Virgil	ON	L0S 1T0	<a href="mailto:planning.development@notl.com">planning.development@notl.com</a>	905-468-3266
St. Catharines	Kristen Sullivan	City Clerk	50 Church Street P.O. Box 3012	St. Catharines	ON	L2R 7C2	<a href="mailto:clerks@stcatharines.ca">clerks@stcatharines.ca</a>	905-688-5600
St. Catharines	Mat Siscoe	Mayor	50 Church Street P.O. Box 3012	St. Catharines	ON	L2R 7C2	<a href="mailto:mayor@stcatharines.ca">mayor@stcatharines.ca</a>	905-688-5601 ext. 1540
St. Catharines	David Oakes	CAO	50 Church Street P.O. Box 3012	St. Catharines	ON	L2R 7C2	<a href="mailto:CitizensFirst@stcatharines.ca">CitizensFirst@stcatharines.ca</a>	905-688-5600
St. Catharines	Tami Kitay	Director of Planning and Building Services	50 Church Street P.O. Box 3012	St. Catharines	ON	L2R 7C2	<a href="mailto:tkitay@stcatharines.ca">tkitay@stcatharines.ca</a>	
Niagara Region	Ann-Marie Norio	Regional Clerk, Niagara Region	1815 Sir Isaac Brock Way	Thorold	ON	L2V 4T7	<a href="mailto:clerk@niagararegion.ca">clerk@niagararegion.ca</a>	905-980-6000 ext. 3720
Niagara Region	Jim Bradley	Regional Chair	1815 Sir Isaac Brock Way	Thorold	ON	L2V 4T7	<a href="mailto:jim.bradley@niagararegion.ca">jim.bradley@niagararegion.ca</a>	905-980-6000 ext. 3600
Niagara Region	Ron Tripp	CAO	1815 Sir Isaac Brock Way	Thorold	ON	L2V 4T7	<a href="mailto:ron.tripp@niagararegion.ca">ron.tripp@niagararegion.ca</a>	905-980-6000 ext. 3253
Niagara Region	Michelle Sergi	Commissioner of Planning and Development Services	1815 Sir Isaac Brock Way	Thorold	ON	L2V 4T7	<a href="mailto:Michelle.Sergi@niagararegion.ca">Michelle.Sergi@niagararegion.ca</a>	905-980-6000 ext. 3276
Niagara Region	Catherine Habermehl	Director, Waste Management Services	1815 Sir Isaac Brock Way	Thorold	ON	L2V 4T7	<a href="mailto:catherine.habermehl@niagararegion.ca">catherine.habermehl@niagararegion.ca</a>	
Niagara Centre	Jeff Burch	MPP	60 King Street Unit 102	Welland	ON	L3B 6A4	<a href="mailto:JBurch-CO@ndp.on.ca">JBurch-CO@ndp.on.ca</a>	905-732-6884
Niagara Centre	Vance Badawey	MP	103-136 East Main Street	Welland	ON	L3B 3W6	<a href="mailto:vance.badawey@parl.gc.ca">vance.badawey@parl.gc.ca</a>	905-788-2204
Niagara Falls	Tony Baldinelli	MP	107-4056 Dorchester Road	Niagara Falls	ON	L2E 6M9	<a href="mailto:Tony.Baldinelli@parl.gc.ca">Tony.Baldinelli@parl.gc.ca</a>	905-353-9590
Niagara Falls, Fort Erie & Niagara-on-the-Lake	Wayne Gates	MPP	6746 Morrison Street, Unit 1	Niagara Falls	ON	L2E 6Z8	<a href="mailto:WGates-CO@ndp.on.ca">WGates-CO@ndp.on.ca</a>	905-871-8868
Niagara West	Dean Allison	MP	4994 King Street	Beamsville	ON	L0R 1B0	<a href="mailto:dean.allison@parl.gc.ca">dean.allison@parl.gc.ca</a>	905-563-7900
Niagara West	Sam Oosterhoff	MPP	4961 King Street East Unit M1	Beamsville	ON	L0R 1B0	<a href="mailto:sam.oosterhoffco@pc.ola.org">sam.oosterhoffco@pc.ola.org</a>	905-563-1755
St. Catharines	Chris Bittle	MP	1-61 Geneva Street	St. Catharines	ON	L2M 4M6	<a href="mailto:chris.bittle@parl.gc.ca">chris.bittle@parl.gc.ca</a>	905-934-6767
St. Catharines	Jennie Stevens	MPP	209 Carlton Street Unit B	St. Catharines	ON	L2R 1S1	<a href="mailto:JStevens-CO@ndp.on.ca">JStevens-CO@ndp.on.ca</a>	905-935-0018
Royal Niagara Golf Club	Matt Rideout		1 Niagara-on-the-Green Boulevard	Niagara-on-the-Lake	ON	L0S 1J0		289-686-7111
Gauld Nurseries Ltd.	David Leigh		8865 Mountain Road	Niagara Falls	ON	L2H 0V4		
Silverline Group Inc.			1051 Old Thorold Stone Road	St. Catharines	ON	L2V 3Y5	<a href="mailto:SLaFratta@silvergatehomes.com">SLaFratta@silvergatehomes.com</a>	
White Oaks Conference Resort & Spa	Traci Luongo		253 Taylor Road	Niagara-on-the-Lake	ON	L0S 1J0	<a href="mailto:tluongo@whiteoaksresort.com">tluongo@whiteoaksresort.com</a>	905-704-5635
BeaverLoch Farms	Kyle Smith							
Dicosimo/HRI	Bart Maves						<a href="mailto:bmaves@sbmc.ca">bmaves@sbmc.ca</a>	
DSBN - Woodend	Colleen Fast		1 Taylor Road	Niagara-on-the-Lake	ON	L0S 1J0	<a href="mailto:colleen.fast@dsbn.org">colleen.fast@dsbn.org</a>	905-688-6125
Enbridge	Scott Dodd						<a href="mailto:scott.dodd@enbridge.com">scott.dodd@enbridge.com</a>	905-747-5545

### Members of the Public

Business / Organization	Contact Name	Title	Address	City	Province	Postal Code	Email	Phone
General Motors	Doug Yates						<a href="mailto:doug.yates@gm.com">doug.yates@gm.com</a>	
Greater Niagara Chamber of Commerce	Mishka Balsom		80 King Street, Unit 3	St. Catharines	ON	L2R 7G1	<a href="mailto:mishka@gncc.ca">mishka@gncc.ca</a>	
Niagara College	Pam Skinner	SVP College Operations	135 Taylor Road	Niagara-on-the-Lake	ON	L0S 1J0	<a href="mailto:pskinner@niagaracollege.ca">pskinner@niagaracollege.ca</a>	
Niagara Home Builders' Association	Chuck McShane		295 Ridge Road North	Ridgeway	ON	L0S 1N0	<a href="mailto:chuck@nhba.ca">chuck@nhba.ca</a>	
Niagara Industrial Association	Arnie Strub		800 Niagara Street, Unit R56	Welland	ON	L3C 5Z4	<a href="mailto:arnie.strub@niagaraindustry.com">arnie.strub@niagaraindustry.com</a>	905-546-6738
Perridiso Estate Winery	Joe Perri						<a href="mailto:joe@perridiso.com">joe@perridiso.com</a>	(905) 358-4222
Trout Unlimited Canada - Niagara Chapter	Dennis Edell		100 Stone Road West, Suite 304-100	Guelph	ON	N1G 5L3	<a href="mailto:dennisnedell@gmail.com">dennisnedell@gmail.com</a>	519-763-0888
Minister of the Environment, Conservation & Parks	Andrea Khanjin		777 Bay Street, 5th Floor	Toronto	ON	M7A 2J3	<a href="mailto:Andrea.Khanjin@pc.ola.org">Andrea.Khanjin@pc.ola.org</a>	416-314-6790
Club Italia	Genya Munroe		2525 Montrose Road	Niagara Falls	ON	L2H 0T9	<a href="mailto:admin@clubitalia.ca">admin@clubitalia.ca</a>	905-374-7388
Canadian National Railway	Reid Bodley						<a href="mailto:Reid.Bodley@cn.ca">Reid.Bodley@cn.ca</a>	
TC Energy	Gretchen Gordon	Community Relations Lead					<a href="mailto:gretchen_gordon@tcenergy.com">gretchen_gordon@tcenergy.com</a>	

\* Plus 553 residents / neighbours



# **Appendix B**

**Notice of Commencement and Open House**

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project  
mailing list, please sign-up at  
[www.southlandfillphase2.com](http://www.southlandfillphase2.com)

# B2 | CANADA & WORLD

## BRIEFS

### CANADA

#### 'Convoy' trial continues

Defence lawyers for two "Freedom Convoy" organizers continued to reinforce their position Wednesday in the central question of their criminal trial: whether or not the 2022 protest that gridlocked Canada's national capital for weeks was a legal expression of Charter rights. Chris Barber and Tamara Lich, two of the most prominent leaders of the protest, have maintained that their only objective throughout the convoy was to organize and oversee a peaceful and legal demonstration, and they encouraged people to follow the law. The two are both charged with mischief and intimidation, and also face multiple charges that involve counselling others to break the law.

### ONTARIO

#### All incidents not reportable

Canada's largest school board says it has moved away from communicating every hate- or racism-related incident to school communities after finding that letters about the cases could lead to further harm. Toronto District School Board spokesperson Ryan Bird says the board decided more than a year ago to reduce the frequency of distributing letters to school communities because the communications often led to the "identification, surveillance, and stigmatization of the specific students who may have been involved." He says the board also found that communication about such incidents also had the effect of prompting additional "copycat" incidents. Bird says the board takes all the allegations of hate and racism "very seriously" and it investigates such incidents.

NEWS SERVICES

## HOUSING



### High immigration worsening Canadian crisis, majority say

NOJOUUD AL MALLEES

OTTAWA A large majority of Canadians agree that higher immigration is fuelling the housing crisis and putting pressure on the health-care system, a new Leger poll suggests.

New federal voting intention numbers from the polling firm also show that the Conservatives are maintaining their sizable lead over the governing Liberals.

The polling, conducted from Friday to Sunday, found that about three-quarters of respondents agreed the increase in immigrants is adding strain to both the housing market and health-care system.

Nearly two-thirds of respondents, or 63 per cent, said the volume of newcomers is also adding pressure to the country's education systems.

But the poll shows that Canadians see some benefits to higher immigration, too.

About three-quarters of respondents agreed that higher immigration contributes to the cultural diversity of the country, and 63 per cent said the arrival of young im-

migrants contributes to the workforce and tax base, which supports older generations.

Leger polled 1,529 people online. While the results were statistically weighted, they cannot be assigned a margin of error because online polls are not considered truly random samples.

The survey results underline the mixed feelings Canadians have about the effect of immigration on the country.

At the same time, this signals a shift in public sentiment on immigration, as the country grapples with affordability challenges and problems with the delivery of public services.

In 2022, Canada's population grew by more than a million people, a number that included 607,782 non-permanent residents and 437,180 immigrants.

Leger finds that compared to March 2022, the proportion of Canadians who say they want the country to welcome more immigrants than it has the past has fallen from 17 per cent to nine per cent.

THE CANADIAN PRESS

**Multigenerations living under one roof is becoming increasingly common, Statistics Canada's latest tranche of census data revealed Wednesday.**

COLE BURSTON  
THE CANADIAN PRESS  
FILE PHOTO

### Alleged murder plotter was directed by India, U.S. says

THE CANADIAN PRESS

OTTAWA American prosecutors say a man allegedly involved in a murder plot against a Sikh activist on U.S. soil also discussed the killing of Canadian Hardeep Singh Nijjar, just hours after Nijjar was gunned down outside a British Columbia temple.

The murder-for-hire indictment against Nikhil Gupta, 52, says he told an undercover officer who he thought was a hit man that Nijjar "was also the target," and because he was dead, there was "no need to wait" on the next killing.

The indictment says Gupta was recruited by an Indian government employee to orchestrate the killing of the activist, who isn't named in the document, but has previously been identified by U.S. officials as Gurpatwant Singh Pannun.

The indictment unsealed in Manhattan Federal Court says Gupta told an undercover officer the day after Nijjar's murder in Surrey, B.C., last June that "we have so many targets."

It says the plot was directed by an Indian government employee who has described himself as a "senior field officer" with responsibilities in "security management" and "intelligence."

Pannun, a dual U.S.-Canadian citizen, says in a statement the Indian government wants to kill him because of his role organizing unofficial referendums on Sikh independence, saying it had extended overseas "its policy of violently crushing" the movement.

WITH FILES FROM THE ASSOCIATED PRESS



## Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

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To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

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Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm

Club Italia, Grande Ballroom B,  
2525 Montrose Rd, Niagara Falls



Shown: South Landfill

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**Darren Fry**  
Project Director

Walker Environmental Group Inc.

2800 Thorold Townline Rd,  
ON L2E 6S4

Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com).



# Guides' travel goals boosted by **Kinsmen donation**

Dear editor:

Next July, 22 Niagara Pathfinders, Rangers and their leaders plan to take the trip of a lifetime. Thanks to the Niagara-on-the-Lake Kinsmen, that dream is a little bit closer.

To help make that happen, the Kinsmen have presented members of the unit with a cheque for \$1,000.

Youth members previously made a presentation to the club about their travel plans to visit two International Guiding Centres next summer.

The Kinsmen are strong supporters of guiding in NOTL, providing meeting space for Sparks, Embers and Guides in the Kinsmen Scout Hall, and sponsoring youth members to attend the interprovincial LEAP camp in 2019.

While the guiding program is well-known for building skills such as camping and community service, purposeful travel is also an optional part of the program for the older branches.

However, the pandemic put a hold on many youth members' plans and ability



NOTL Kinsmen Ray Hobbs, left, and Ken Slingerland present a \$1,000 cheque to Sophie (Ranger), Shaunna (guider), Daphne (Pathfinder), Samantha (Ranger), Jessie (Ranger), Ollie (Pathfinder), Krystine (guider) and Amanda (guider). SUPPLIED

to participate in this life skill and character-building opportunity – and for many, this is their first opportunity to travel outside Canada.

Over 12 days in July, the group will visit London, Paris, Lucerne, Adelboden, Liechtenstein and Munich, and will experience many cultural, historical and geographical points of interest, including several sites related to the Second World War.

Visiting these places will

help youth to learn about other countries, world history and politics, and how breakdowns in governmental and democratic systems can affect societies.

Youth members will have a voice in selecting and engaging with places that are relevant and of interest to them, with a focus on building life skills such as planning, leadership, independence and exploration of post-secondary education and career opportunities.

Trip participants are taking an active role in researching activities and destinations prior to departure, including similarities and differences to their lives here in Niagara.

In addition, youth will develop a presentation on Canada for sharing at Pax Lodge (in London) and Our Chalet (Adelboden, Switzerland).

At these Guiding World Centres they will meet and learn from other youth

from around the world, which will enable them to experience the sisterhood of global guiding first-hand.

While trip participants are excited and actively working to raise funds for their journey, the cost of such a trip – even travelling economically and with a student tour company – can be prohibitive.

In order to make the trip as accessible as possible, regardless of families' economic circumstances, the

unit hopes to fundraise as much of the cost as possible – a total of \$81,000 for the group.

While this may seem like a challenging target, there are several ways to help these youth achieve their goals – by buying Girl Guide cookies from the unit, or sponsoring a case for donation to social services such as Newark Neighbours.

If you belong to a business or organization, you can also help by providing a space for unit members to sell cookies, or buying cookies to provide to clients or staff as gifts.

If your organization has funds to spare, contributions to the trip are much appreciated, and go directly to subsidizing costs for youth members.

For more information or to purchase cookies, email [1notlpathfinders@gmail.com](mailto:1notlpathfinders@gmail.com).

We appreciate the support of our community, including the NOTL Kinsmen, and we can't wait to share tales of our travels in 2024

**Megan Gilchrist**  
NOTL Guides



## Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

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Montrose Rd, Niagara Falls

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Shown: South Landfill

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**Darren Fry**  
Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

# **Appendix C**

**Review Agency Correspondence**

**Government Review Team  
Correspondence**

Wednesday, February 14, 2024 at 11:32:42 Eastern Standard Time

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**Subject:** FW: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1  
**Date:** Thursday, November 30, 2023 at 4:19:36 PM Eastern Standard Time  
**From:** Erika Brown  
**To:** South Landfill Phase 2  
**Attachments:** image002.png, image003.png, image004.png, image005.png, image006.png, Walker South Landfill Phase 2 EA - Notice of Commencement of ToR & Open House 1.pdf

**CAUTION: External email. Only open links/attachments from known senders**

---

**From:** Erika Brown

**Sent:** Thursday, November 30, 2023 12:26 PM

**To:** [Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca)

**Subject:** FW: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

Good day Rina,

I understand you have replaced Jason White as Manager, Engineering Program Delivery, Central for MTO.

Please find attached and below the Notice of Commencement of Terms of Reference and Open House #1 for the Walker Environmental Group South Landfill Phase 2 Environmental Assessment.

Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

**GHD**  
Proudly employee-owned | [ghd.com](https://ghd.com)  
70 York Street, Suite 801, Toronto, Ontario M5J 1S9  
D 416 866 2351 | T 416 360 1600 | E [erika.brown@ghd.com](mailto:erika.brown@ghd.com)

→ **The Power of Commitment**

Connect



Please consider the environment before printing this email

---

**From:** Erika Brown

**Sent:** Thursday, November 30, 2023 11:59 AM

**To:** [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [amaraine.laven@ontario.ca](mailto:amaraine.laven@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca); [stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca); [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca); [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca); [dan.minkin@ontario.ca](mailto:dan.minkin@ontario.ca); [erin.thompson@ontario.ca](mailto:erin.thompson@ontario.ca); [joerg.wittenbrinck@ontario.ca](mailto:joerg.wittenbrinck@ontario.ca); [Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca); [tracey.burton@ontario.ca](mailto:tracey.burton@ontario.ca); [melanie.johnson@ontario.ca](mailto:melanie.johnson@ontario.ca); [heather.watt@ontario.ca](mailto:heather.watt@ontario.ca); [SR.Planning@ontario.ca](mailto:SR.Planning@ontario.ca); [fuad.abdi@ontario.ca](mailto:fuad.abdi@ontario.ca); [jason.white@ontario.ca](mailto:jason.white@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); [Karen.Bellamy@dsbn.org](mailto:Karen.Bellamy@dsbn.org); [info@ncdsb.com](mailto:info@ncdsb.com); [laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca); [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)  
**Cc:** [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com); Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>

**Subject:** Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

Good morning Government Review Team,

This email is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,  
Erika Brown, on behalf of:

**Darren Fry**  
**Project Director**  
**Walker Environmental Group**  
**Phone: 1-866-699-9425**  
**Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)**



Website: [southlandfillphase2.com](http://southlandfillphase2.com)

**Erika Brown** (she/her)

MEnv., RPP

Waste & Environmental Planner

**GHD**

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# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 12:00:23 Eastern Standard Time

---

**Subject:** RE: [EXTERNAL] Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 12:57:14 PM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'Andrew Mitchell', Gretchen Gordon  
**Attachments:** image001.jpg

Thank you, Andrew – I appreciate your help.

Kind regards,  
Elizabeth

---

**From:** Andrew Mitchell <[andrew\\_mitchell@tcenergy.com](mailto:andrew_mitchell@tcenergy.com)>  
**Sent:** Thursday, November 30, 2023 11:47 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Gretchen Gordon <[gretchen\\_gordon@tcenergy.com](mailto:gretchen_gordon@tcenergy.com)>  
**Cc:** Graham Guest <[GGuest@walkerind.com](mailto:GGuest@walkerind.com)>  
**Subject:** RE: [EXTERNAL] Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

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Elizabeth – Thanks for reaching out.

I've included my colleague Gretchen Gordon who is best positioned to receive and respond to this information.

Cheers, AM

Andrew Mitchell  
Director – External Relations  
[Ontario Pumped Storage](#)  
(416) 859-7587

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** November 30, 2023 11:40 AM  
**To:** Andrew Mitchell <[andrew\\_mitchell@tcenergy.com](mailto:andrew_mitchell@tcenergy.com)>  
**Cc:** Graham Guest <[GGuest@walkerind.com](mailto:GGuest@walkerind.com)>  
**Subject:** [EXTERNAL] Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

You don't often get email from [eduguay@walkerind.com](mailto:eduguay@walkerind.com). [Learn why this is important](#)

**EXTERNAL EMAIL: PROCEED WITH CAUTION.**

This e-mail has originated from outside of the organization. Do not respond, click on links or open attachments unless you recognize the sender or know the content is safe. If this email looks suspicious, report it.

Good morning Andrew,

I received your contact information from my colleague Graham Guest (cc'ed).

As TC Energy owns a pipeline in proximity Walker's Niagara Resource Management Campus at 2800 Thorold Townline Rd in Niagara Falls, this email is intended to notify your organization that we are initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill.

Attached is a letter providing further information on the proposal, including a Notice of Commencement of a Terms of Reference and Open House #1 Notice.

If you could kindly forward this information to the appropriate recipient(s) at your organization, that would be greatly appreciated.

Sincerely,  
Elizabeth Duguay (on behalf of Darren Fry, Project Director)

**Elizabeth Duguay**  
Project Support Specialist  
Environmental Division

C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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November 30, 2023

Andrew Mitchell, Director- External Relations- Ontario Pumped Storage  
TC Energy  
[andrew\\_mitchell@tcenergy.com](mailto:andrew_mitchell@tcenergy.com)

Dear Andrew Mitchell,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white rectangular area.

Darren Fry, Project Director



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

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from 4:00 pm – 8:00 pm  
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Montrose Rd, Niagara Falls

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*Shown: South Landfill*

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### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)



Wednesday, February 14, 2024 at 10:32:53 Eastern Standard Time

**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1  
**Date:** Friday, December 1, 2023 at 10:33:09 AM Eastern Standard Time  
**From:** Erika Brown  
**To:** Tansony, Cheryl (MNRF)  
**CC:** South Landfill Phase 2  
**Attachments:** image002.png, image003.png, image004.png, image005.png, image006.png, image007.png

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Good morning Cheryl,

Thank you for letting us know. We will update our contact list with your details in place of Amaraine.

Have a nice weekend.

Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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D 416 866 2351 | T 416 360 1600 | E [erika.brown@ghd.com](mailto:erika.brown@ghd.com)

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**From:** Tansony, Cheryl (MNRF) <[Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca)>  
**Sent:** Friday, December 1, 2023 9:47 AM  
**To:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>  
**Cc:** [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)  
**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

You don't often get email from [cheryl.tansony@ontario.ca](mailto:cheryl.tansony@ontario.ca). [Learn why this is important](#)

Good afternoon,

Thank you for sending the Notice of Commencement to the Niagara Escarpment Commission. Please note Amaraine Laven is no longer with the NEC and I can be added to the contact list. My contact information is below.

Kind regards,

**Cheryl Tansony**

Senior Planner | Niagara Escarpment Commission  
232 Guelph Street, Georgetown, Ontario, L7G 4B1  
905-703-5354 | [www.escarpment.org](http://www.escarpment.org)



Niagara Escarpment Commission  
An agency of the Government of Ontario

As part of providing [accessible customer service](#), please let me know if you have any accommodation needs or require communication supports or alternate formats.

The NEC **requires** that you make an appointment to meet with staff in person: <https://escarpment.org/appointments>. Alternatively, the NEC will continue to provide services via telephone and email.

---

**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Sent:** November 30, 2023 11:59 AM

**To:** Peters, Kim (MNRF) <[Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca)>; [amaraine.laven@ontario.ca](mailto:amaraine.laven@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca); Deneault, Stephen (MECP) <[Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)>; Groombridge, Kim (She/Her) (MECP) <[Kim.Groombridge@ontario.ca](mailto:Kim.Groombridge@ontario.ca)>; Ministry of Indigenous Affairs (IAO) <[indigenous.affairs@ontario.ca](mailto:indigenous.affairs@ontario.ca)>; omafra.eanotices (OMAFRA) <[omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca)>; Barboza, Karla (She/Her) (MCM) <[Karla.Barboza@ontario.ca](mailto:Karla.Barboza@ontario.ca)>; Minkin, Dan (MCM) <[Dan.Minkin@ontario.ca](mailto:Dan.Minkin@ontario.ca)>; Thompson, Erin (She/Her) (MEDJCT) <[Erin.Thompson@ontario.ca](mailto:Erin.Thompson@ontario.ca)>; Wittenbrinck, Joerg (ENERGY) <[Joerg.Wittenbrinck@ontario.ca](mailto:Joerg.Wittenbrinck@ontario.ca)>; Di Cosmo, Michael (ENERGY) <[Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca)>; Burton, Tracey (MINES) <[Tracey.Burton@ontario.ca](mailto:Tracey.Burton@ontario.ca)>; Johnson, Melanie (MINES) <[Melanie.Johnson@ontario.ca](mailto:Melanie.Johnson@ontario.ca)>; Watt, Heather (MMAH) <[Heather.Watt@ontario.ca](mailto:Heather.Watt@ontario.ca)>; Southern Region Planning Inbox (MNRF) <[SR.Planning@ontario.ca](mailto:SR.Planning@ontario.ca)>; Abdi, Fuad (SOLGEN) <[Fuad.Abdi@ontario.ca](mailto:Fuad.Abdi@ontario.ca)>; [jason.white@ontario.ca](mailto:jason.white@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); Bellamy, Karen <[karen.bellamy@dsbn.org](mailto:karen.bellamy@dsbn.org)>; [info@ncdsb.com](mailto:info@ncdsb.com); Laverdiere, Michel <[laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca)>; [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)

**Cc:** [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com); Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>

**Subject:** Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

**CAUTION -- EXTERNAL E-MAIL - Do not click links or open attachments unless you recognize the sender.**

Good morning Government Review Team,

This email is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

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Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,  
Erika Brown, on behalf of:

**Darren Fry**  
Project Director  
Walker Environmental Group  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)  
Website: [southlandfillphase2.com](http://southlandfillphase2.com)

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

**GHD**  
Proudly employee-owned | [ghd.com](http://ghd.com)  
70 York Street, Suite 801, Toronto, Ontario M5J 1S9  
D 416 866 2351 | T 416 360 1600 | E [erika.brown@ghd.com](mailto:erika.brown@ghd.com)

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Wednesday, February 14, 2024 at 10:24:46 Eastern Standard Time

**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1  
**Date:** Friday, December 1, 2023 at 12:14:44 PM Eastern Standard Time  
**From:** Southern Region Planning Inbox (MNRF)  
**To:** South Landfill Phase 2  
**CC:** Erika Brown  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png, SouthLandfill\_Ph2\_NiagaraFalls\_MNRF\_Response\_1Dec2023.docx

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Good afternoon,

Thank you for the Notice of Study Commencement and Open House #1 for the South Landfill Phase 2 Environmental Assessment in the City of Niagara Falls. Please find attached information on MNRF interests, policies and procedures to guide your project.

Kind regards,

Christa Rigney

---

**Christa L. Rigney** (she/her), M.Sc., Regional Planner  
Ontario Ministry of Natural Resources & Forestry (MNRF)  
Southern Regional Operations Division, Land Use Planning & Strategic Issues Section  
Cell: 705-465-6277  
[christa.rigney@ontario.ca](mailto:christa.rigney@ontario.ca)

---

**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>  
**Sent:** November 30, 2023 11:59 AM  
**To:** Peters, Kim (MNRF) <[Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca)>; [amaraine.laven@ontario.ca](mailto:amaraine.laven@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca); Deneault, Stephen (MECP) <[Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)>; Groombridge, Kim (She/Her) (MECP) <[Kim.Groombridge@ontario.ca](mailto:Kim.Groombridge@ontario.ca)>; Ministry of Indigenous Affairs (IAO) <[indigenous.affairs@ontario.ca](mailto:indigenous.affairs@ontario.ca)>; omafra.eanotices (OMAFRA) <[omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca)>; Barboza, Karla (She/Her) (MCM) <[Karla.Barboza@ontario.ca](mailto:Karla.Barboza@ontario.ca)>; Minkin, Dan (MCM) <[Dan.Minkin@ontario.ca](mailto:Dan.Minkin@ontario.ca)>; Thompson, Erin (She/Her) (MEDJCT) <[Erin.Thompson@ontario.ca](mailto:Erin.Thompson@ontario.ca)>; Wittenbrinck, Joerg (ENERGY) <[Joerg.Wittenbrinck@ontario.ca](mailto:Joerg.Wittenbrinck@ontario.ca)>; Di Cosmo, Michael (ENERGY) <[Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca)>; Burton, Tracey (MINES) <[Tracey.Burton@ontario.ca](mailto:Tracey.Burton@ontario.ca)>; Johnson, Melanie (MINES) <[Melanie.Johnson@ontario.ca](mailto:Melanie.Johnson@ontario.ca)>; Watt, Heather (MMAH) <[Heather.Watt@ontario.ca](mailto:Heather.Watt@ontario.ca)>; Southern Region Planning Inbox (MNRF) <[SR.Planning@ontario.ca](mailto:SR.Planning@ontario.ca)>; Abdi, Fuad (SOLGEN) <[Fuad.Abdi@ontario.ca](mailto:Fuad.Abdi@ontario.ca)>; [jason.white@ontario.ca](mailto:jason.white@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); Bellamy, Karen <[karen.bellamy@dsbn.org](mailto:karen.bellamy@dsbn.org)>; [info@ncdsb.com](mailto:info@ncdsb.com); Laverdiere, Michel <[laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca)>; [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca);

[robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)

**Cc:** [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com); Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>

**Subject:** Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

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Good morning Government Review Team,

This email is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,  
Erika Brown, on behalf of:

**Darren Fry**  
Project Director  
Walker Environmental Group  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)  
Website: [southlandfillphase2.com](http://southlandfillphase2.com)

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

**GHD**  
Proudly employee-owned | [ghd.com](http://ghd.com)  
70 York Street, Suite 801, Toronto, Ontario M5J 1S9  
D 416 866 2351 | T 416 360 1600 | E [erika.brown@ghd.com](mailto:erika.brown@ghd.com)

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December 1, 2023

Walker Environmental Group Inc.  
2800 Thorold Toweline Rd,  
Thorold, ON L2E 6S4  
info@southlandfillphase2.com

To Darren Fry

**SUBJECT: Notice of Study Commencement & Open House #1 for South Landfill  
Ph2 EA, City of Niagara Falls**

The Ministry of Natural Resources and Forestry (MNRF) received your email November 30, 2023. Thank you for circulating this to our office. Please note that we have not completed a screening of natural heritage or other resource values for the project at this time. This response, however, does provide information to guide you in identifying and assessing natural features and resources as required by applicable policies and legislation, as well as engaging with the Ministry for advice as needed.

Please also note that it is the proponent's responsibility to be aware of, and comply with, all relevant federal or provincial legislation, municipal by-laws or other agency approvals.

**Natural Heritage**

MNRF's natural heritage and natural resources GIS data layers can be obtained through the Ministry's [Land Information Ontario \(LIO\)](#) website. You may also view natural heritage information online (e.g., Provincially Significant Wetlands, ANSI's, woodlands, etc.) using the [Make a Map: Natural Heritage Areas](#) tool.

We recommend that you use the above-noted sources of information during the review of your project proposal.

**Natural Hazards**

A series of natural hazard technical guides developed by MNRF are available to support municipalities and conservation authorities implement the natural hazard policies in the Provincial Policy Statement (PPS). For example, standards to address flood risks and the potential impacts and costs from riverine flooding are addressed in the *Technical Guide River and Stream Systems: Flooding Hazard Limit (2002)*. We recommend that you consider these technical guides as you assess specific improvement projects that can be undertaken to reduce the risk of flooding.



## **Petroleum Wells & Oil, Gas and Salt Resources Act**

There may be petroleum wells within the proposed project area. Please consult the Ontario Oil, Gas and Salt Resources Library website ([www.ogsrlibrary.com](http://www.ogsrlibrary.com)) for the best-known data on any wells recorded by MNRF. Please reference the 'Definitions and Terminology Guide' listed in the publications on the library website to better understand the well information available. Any oil and gas wells in your project area are regulated by the *Oil, Gas and Salt Resource Act*, and the supporting regulations and operating standards. If any unanticipated wells are encountered during development of the project, or if the proponent has questions regarding petroleum operations, the proponent should contact the Petroleum Operations Section at [POSRecords@ontario.ca](mailto:POSRecords@ontario.ca) or 519-873-4634.

## **Fish and Wildlife Conservation Act**

Please note, that should the project require:

- The relocation of fish outside of the work area, a Licence to Collect Fish for Scientific Purposes under the *Fish and Wildlife Conservation Act* will be required.
- The relocation of wildlife outside of the work area (including amphibians, reptiles, and small mammals), a Wildlife Collector's Authorization under the *Fish and Wildlife Conservation Act* will be required.

## **Public Lands Act & Lakes and Rivers Improvement Act**

Some projects may be subject to the provisions of the *Public Lands Act* or *Lakes and River Improvement Act*. Please review the information on MNRF's web pages provided below regarding when an approval is, or is not, required. Please note, *Lakes and Rivers Improvement Act* approval from the Ministry is not required for certain activities within the area of jurisdiction of a Conservation Authority. Please see the *Lakes and Rivers Improvement Act* administrative guide for more information and contact your local Conservation Authority where unsure if work is subject to regulation under the *Conservation Authority Act*.

- For more information about the *Public Lands Act*: <https://www.ontario.ca/page/crown-land-work-permits>
- For more information about the *Lakes and Rivers Improvement Act*: <https://www.ontario.ca/page/lakes-and-rivers-improvement-act-administrative-guide>

After reviewing the information provided, if you have not identified any of MNRF's interests stated above, there is no need to circulate any subsequent notices to our office. If you have identified any of MNRF's interests and/or may require permit(s) or further technical advice, please direct your specific questions to the undersigned.

If you have any questions or concerns, please feel free to contact me.

Best Regards,

Christa Rigney

---

Christa L. Rigney (she/her), M.Sc., Regional Planner  
[christa.rigney@ontario.ca](mailto:christa.rigney@ontario.ca)

Wednesday, February 14, 2024 at 10:02:34 Eastern Standard Time

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**Subject:** FW: [EXTERNAL] Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Monday, December 4, 2023 at 9:27:21 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** South Landfill Phase 2  
**Attachments:** image002.png, image003.jpg

Response from TC Energy (Trans Canada) regarding launch.

They were filed as "Misc." in our contact list, but could be classified as GRT.

Best,  
E

---

**From:** Graham Guest <[GGuest@walkerind.com](mailto:GGuest@walkerind.com)>  
**Sent:** Saturday, December 2, 2023 12:16 PM  
**To:** Gretchen Gordon <[gretchen\\_gordon@tcenergy.com](mailto:gretchen_gordon@tcenergy.com)>  
**Cc:** Andrew Mitchell <[andrew\\_mitchell@tcenergy.com](mailto:andrew_mitchell@tcenergy.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** Re: [EXTERNAL] Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Thanks Gretchen,

The two lines you have that pass by to the east of our property are well outside the footprint of development and we have a great relationship with your ROW team as we have been neighbours for quite some time.

Happy to take a call and discuss the project or bring your team in for a boots-on-the-ground view.

Best regards,

Graham

On Dec 1, 2023, at 4:58 PM, Gretchen Gordon <[gretchen\\_gordon@tcenergy.com](mailto:gretchen_gordon@tcenergy.com)> wrote:

**CAUTION: External email. Only open links/attachments from known senders**

Hello Graham,

Thank you for contacting us. I've provided this information to our Right of Way department and they will be in contact should they require further information.

Thank you and have a good weekend.

Sincerely,

Gretchen

Gretchen Gordon (she/her)  
Team Lead, Community Relations – Operations  
External Relations  
[gretchen\\_gordon@tcenergy.com](mailto:gretchen_gordon@tcenergy.com)  
mobile: 416-435-4633 desk: 905-951-4366

<image002.png>

86 Healey Road  
Bolton, On L7E 5A7

[TC Energy — Home](#)

---

**From:** Andrew Mitchell <[andrew\\_mitchell@tcenergy.com](mailto:andrew_mitchell@tcenergy.com)>  
**Sent:** Thursday, November 30, 2023 11:47 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Gretchen Gordon <[gretchen\\_gordon@tcenergy.com](mailto:gretchen_gordon@tcenergy.com)>  
**Cc:** Graham Guest <[GGuest@walkerind.com](mailto:GGuest@walkerind.com)>  
**Subject:** RE: [EXTERNAL] Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Elizabeth – Thanks for reaching out.

I've included my colleague Gretchen Gordon who is best positioned to receive and respond to this information.

Cheers, AM

Andrew Mitchell  
Director – External Relations  
[Ontario Pumped Storage](#)  
(416) 859-7587

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** November 30, 2023 11:40 AM  
**To:** Andrew Mitchell <[andrew\\_mitchell@tcenergy.com](mailto:andrew_mitchell@tcenergy.com)>

**Cc:** Graham Guest <[GGuest@walkerind.com](mailto:GGuest@walkerind.com)>

**Subject:** [EXTERNAL] Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

You don't often get email from [eduguay@walkerind.com](mailto:eduguay@walkerind.com). [Learn why this is important](#)

**EXTERNAL EMAIL: PROCEED WITH CAUTION.**

This e-mail has originated from outside of the organization. Do not respond, click on links or open attachments unless you recognize the sender or know the content is safe. If this email looks suspicious, report it.

Good morning Andrew,

I received your contact information from my colleague Graham Guest (cc'ed).

As TC Energy owns a pipeline in proximity Walker's Niagara Resource Management Campus at 2800 Thorold Townline Rd in Niagara Falls, this email is intended to notify your organization that we are initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill.

Attached is a letter providing further information on the proposal, including a Notice of Commencement of a Terms of Reference and Open House #1 Notice.

If you could kindly forward this information to the appropriate recipient(s) at your organization, that would be greatly appreciated.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)

**Elizabeth Duguay**

Project Support Specialist  
Environmental Division

C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

<[image003.jpg](#)>

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---

**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Tuesday, December 5, 2023 at 11:20:37 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'France Moreau', Reid Bodley, Ernie Longo  
**CC:** South Landfill Phase 2  
**Attachments:** image001.jpg

Hi France, Reid,

Thank you for your help.

I will send this information along to the address you've provided.

Regards,  
Elizabeth

---

**From:** France Moreau <[France.Moreau@cn.ca](mailto:France.Moreau@cn.ca)>  
**Sent:** Tuesday, December 5, 2023 11:07 AM  
**To:** Reid Bodley <[Reid.Bodley@cn.ca](mailto:Reid.Bodley@cn.ca)>; Ernie Longo <[Ernie.Longo@cn.ca](mailto:Ernie.Longo@cn.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

**CAUTION: External email. Only open links/attachments from known senders**

Hi Reid,

We receive a lot of those notices in the East and have developed a review process through the Proximity platform last year.

Elizabeth, can you please forward your email to: [proximity@cn.ca](mailto:proximity@cn.ca)

Thank you!  
France

---

**From:** Reid Bodley <[Reid.Bodley@cn.ca](mailto:Reid.Bodley@cn.ca)>  
**Sent:** Tuesday, December 05, 2023 10:36 AM  
**To:** Ernie Longo <[Ernie.Longo@cn.ca](mailto:Ernie.Longo@cn.ca)>; France Moreau <[France.Moreau@cn.ca](mailto:France.Moreau@cn.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** FW: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Ernie, France,

As information and action as required.

Walker point of contact in copy.

Hope you're both keeping well.

rb

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** Thursday, November 30, 2023 8:18 AM  
**To:** Reid Bodley <[Reid.Bodley@cn.ca](mailto:Reid.Bodley@cn.ca)>  
**Cc:** Mike Deprez <[MDeprez@walkerind.com](mailto:MDeprez@walkerind.com)>  
**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

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Good morning Reid,

I received your contact information from my colleague Mike Deprez (cc'ed).

As CN is a property owner in close proximity to Walker's current South Landfill operations (i.e., railway line to the north of our Resource Management Campus at 2800 Thorold Townline Rd), this email is intended to notify your organization that we are initiating an Environmental Assessment under the *Environmental*

*Assessment Act* to develop the next phase (Phase 2) of our landfill.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

If you could kindly forward this information to the appropriate recipient(s) at CN, that would be greatly appreciated.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)

**Elizabeth Duguay**  
Project Support Specialist  
Environmental Division

---

C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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Wednesday, February 14, 2024 at 09:35:15 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Tuesday, December 5, 2023 at 11:30:55 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'proximity@cn.ca'  
**CC:** South Landfill Phase 2  
**Attachments:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice .eml, South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

An email was sent to Mr. Reid Bodley on November 30<sup>th</sup>, 2023 (attached), who advised our team to send this information to [proximity@cn.ca](mailto:proximity@cn.ca).

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



Wednesday, February 14, 2024 at 09:33:38 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 11:18:26 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'Reid.Bodley@cn.ca'  
**CC:** Mike Depez  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning Reid,

I received your contact information from my colleague Mike Depez (cc'ed).

As CN is a property owner in close proximity to Walker's current South Landfill operations (i.e., railway line to the north of our Resource Management Campus at 2800 Thorold Townline Rd), this email is intended to notify your organization that we are initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our landfill.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

If you could kindly forward this information to the appropriate recipient(s) at CN, that would be greatly appreciated.

Sincerely,  
Elizabeth Duguay (on behalf of Darren Fry, Project Director)



December 5, 2023

Canadian National Railway  
[proximity@cn.ca](mailto:proximity@cn.ca)

To Whom It May Concern:

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white rectangular area.

Darren Fry, Project Director



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 09:21:01 Eastern Standard Time

**Subject:** Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

**Date:** Wednesday, December 6, 2023 at 4:13:42 PM Eastern Standard Time

**From:** Erika Brown

**To:** Kim.Peters@ontario.ca, Cheryl.Tansony@ontario.ca, smastroianni@npca.ca, stephen.deneault@ontario.ca, Kim Groombridge, Indigenous.Relations@ontario.ca, omafra.eanotices@ontario.ca, nancy.rutherford@ontario.ca, karla.barboza@ontario.ca, erin.thompson@ontario.ca, joerg.wittenbrinck@ontario.ca, Michael.DiCosmo@ontario.ca, tracey.burton@ontario.ca, melanie.johnson@ontario.ca, heather.watt@ontario.ca, christa.rigney@ontario.ca, fuad.abdi@ontario.ca, Rina.Kulathinal@ontario.ca, chiefofpolice@niagarapolice.ca, Karen.Bellamy@dsgn.org, info@ncdsb.com, laverdierem@csviamonde.ca, firechief@niagarafalls.ca, terry.dixon@thorold.ca, skaufmann@brocku.ca, skennedy@niagaracollege.ca, robert.clavering@ec.gc.ca, CKelly@seaway.ca, EnviroOnt@tc.gc.ca

**CC:** South Landfill Phase 2, Darren Fry, Elizabeth Duguay, Blair Shoniker, Janet Oswald

**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png

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Good afternoon Government Review Team,

The Notice of Commencement of the Terms of Reference and Open House #1 for the Walker Environmental Group (Walker) South Landfill Phase 2 Environmental Assessment (EA) was issued on November 30. We will be hosting a virtual meeting exclusively for Government Review Team (GRT) members to learn more about the South Landfill Phase 2 EA and ask specific questions related to your agency's mandate of the Project Team. We are providing two options for GRT members to participate in this meeting, as follows:

**Government Review Team Meeting #1 – Session #1**

- **Tuesday, December 19, 11am – 12pm**

**Government Review Team Meeting #1 – Session #2**

- **Wednesday, December 20, 11am – 12pm**

Meeting requests for both sessions will follow this email. The agenda and material presented at both sessions will be identical – please accept whichever best suits your schedule. In the event that a number of GRT members are unable to attend either session, we will schedule an additional repeat session in the New Year.

Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

**GHD**

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70 York Street, Suite 801, Toronto, Ontario M5J 1S9

D 416 866 2351 | T 416 360 1600 | E [erika.brown@ghd.com](mailto:erika.brown@ghd.com)

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Wednesday, February 14, 2024 at 09:18:14 Eastern Standard Time

**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1  
**Date:** Thursday, December 7, 2023 at 10:14:45 AM Eastern Standard Time  
**From:** Erika Brown  
**To:** Kulathinal, Rina (MTO)  
**CC:** South Landfill Phase 2  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png, Walker South Landfill Phase 2 EA - Notice of Commencement of ToR & Open House 1.pdf

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Good morning Rina,

The project site is located in the City of Niagara Falls, Niagara Region and in close proximity to the neighbouring municipalities of Thorold, St. Catharines, and Niagara-on-the-Lake. I have attached the Notice of Commencement of the Terms of Reference that includes a map of the project location.

Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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**From:** Kulathinal, Rina (MTO) <[Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca)>  
**Sent:** Thursday, December 7, 2023 8:39 AM  
**To:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>  
**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

You don't often get email from [rina.kulathinal@ontario.ca](mailto:rina.kulathinal@ontario.ca). [Learn why this is important](#)

Hi Erika,

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)



Wednesday, February 14, 2024 at 09:13:35 Eastern Standard Time

**Subject:** Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1  
**Date:** Friday, December 8, 2023 at 4:06:37 PM Eastern Standard Time  
**From:** Erika Brown  
**CC:** South Landfill Phase 2  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png

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Good afternoon Government Review Team,

The Notice of Commencement of the Terms of Reference and Open House #1 for the Walker Environmental Group (Walker) South Landfill Phase 2 Environmental Assessment (EA) was issued on November 30. We will be hosting a virtual meeting exclusively for Government Review Team (GRT) members to learn more about the South Landfill Phase 2 EA and ask specific questions related to your agency's mandate of the Project Team. We are providing two options for GRT members to participate in this meeting, as follows:

**Government Review Team Meeting #1 – Session #1**

- **Tuesday, December 19, 11am – 12pm**

**Government Review Team Meeting #1 – Session #2**

- **Wednesday, December 20, 11am – 12pm**

Meeting requests for both sessions will follow this email. The agenda and material presented at both sessions will be identical – please accept whichever best suits your schedule. In the event that a number of GRT members are unable to attend either session, we will schedule an additional repeat session in the New Year.

Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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Tuesday, February 13, 2024 at 15:43:06 Eastern Standard Time

**Subject:** RE: Walker Environmental Group - South Landfill Phase 2 EA - GRT Meeting #1, Session #2  
**Date:** Wednesday, December 13, 2023 at 2:33:58 PM Eastern Standard Time  
**From:** Erika Brown  
**To:** omafra.eanotices (OMAFRA)  
**CC:** South Landfill Phase 2  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png

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Good afternoon Ken,

Thank you for your response. Can you please confirm that [sr.planning@ontario.ca](mailto:sr.planning@ontario.ca) should replace [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca) as the contact email for the Ministry of Agriculture, Food and Rural Affairs?

Thank you,  
Erika

**Erika Brown** (she/her)  
**MEnv., RPP**  
**Waste & Environmental Planner**

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**From:** omafra.eanotices (OMAFRA) <[omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca)>  
**Sent:** Friday, December 8, 2023 11:40 AM  
**To:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>  
**Subject:** Re: Walker Environmental Group - South Landfill Phase 2 EA - GRT Meeting #1, Session #2

You don't often get email from [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca). [Learn why this is important](#)

Hi Erika,  
I am currently in another position. Please address all future circulations to MNRF to [sr.planning@ontario.ca](mailto:sr.planning@ontario.ca)

Thanks for your attention to this.

Regards,  
Ken Mott

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**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Sent:** Wednesday, December 6, 2023 4:13:51 PM

**To:** Peters, Kim (MNRF) <[Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca)>; Tansony, Cheryl (MNRF) <[Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca)>; [smastroianni@npca.ca](mailto:smastroianni@npca.ca) <[smastroianni@npca.ca](mailto:smastroianni@npca.ca)>; Deneault, Stephen (MECP) <[Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)>; Groombridge, Kim (She/Her) (MECP) <[Kim.Groombridge@ontario.ca](mailto:Kim.Groombridge@ontario.ca)>; Ministry of Indigenous Affairs (IAO) <[indigenous.affairs@ontario.ca](mailto:indigenous.affairs@ontario.ca)>; omafra.eanotices (OMAFRA) <[omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca)>; Rutherford, Nancy (OMAFRA) <[Nancy.Rutherford@ontario.ca](mailto:Nancy.Rutherford@ontario.ca)>; Barboza, Karla (She/Her) (MCM) <[Karla.Barboza@ontario.ca](mailto:Karla.Barboza@ontario.ca)>; Thompson, Erin (She/Her) (MEDJCT) <[Erin.Thompson@ontario.ca](mailto:Erin.Thompson@ontario.ca)>; Wittenbrinck, Joerg (ENERGY) <[Joerg.Wittenbrinck@ontario.ca](mailto:Joerg.Wittenbrinck@ontario.ca)>; Di Cosmo, Michael (ENERGY) <[Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca)>; Burton, Tracey (MINES) <[Tracey.Burton@ontario.ca](mailto:Tracey.Burton@ontario.ca)>; Johnson, Melanie (MINES) <[Melanie.Johnson@ontario.ca](mailto:Melanie.Johnson@ontario.ca)>; Watt, Heather (MMAH) <[Heather.Watt@ontario.ca](mailto:Heather.Watt@ontario.ca)>; Rigney, Christa (MNRF) <[Christa.Rigney@ontario.ca](mailto:Christa.Rigney@ontario.ca)>; Abdi, Fuad (SOLGEN) <[Fuad.Abdi@ontario.ca](mailto:Fuad.Abdi@ontario.ca)>; Kulathinal, Rina (MTO) <[Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca)>; [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca) <[chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca)>; Bellamy, Karen <[karen.bellamy@dsbn.org](mailto:karen.bellamy@dsbn.org)>; [info@ncdsb.com](mailto:info@ncdsb.com) <[info@ncdsb.com](mailto:info@ncdsb.com)>; Laverdiere, Michel <[laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca)>; [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca) <[firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca)>; [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca) <[terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca)>; [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca) <[skaufmann@brocku.ca](mailto:skaufmann@brocku.ca)>; [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca) <[skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca)>; [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca) <[robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca)>; [CKelly@seaway.ca](mailto:CKelly@seaway.ca) <[CKelly@seaway.ca](mailto:CKelly@seaway.ca)>; [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca) <[EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>

**Subject:** Walker Environmental Group - South Landfill Phase 2 EA - GRT Meeting #1, Session #2

**When:** December 20, 2023 11:00 AM-12:00 PM.

**Where:** Microsoft Teams Meeting

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Good afternoon Government Review Team,

The Notice of Commencement of the Terms of Reference and Open House #1 for the Walker Environmental Group (Walker) South Landfill Phase 2 Environmental Assessment (EA) was issued on November 30. We will be hosting a virtual meeting exclusively for Government Review Team (GRT) members to learn more about the South Landfill Phase 2 EA and ask specific questions related to your agency's mandate of the Project Team. We are providing two options for GRT members to participate in this meeting, as follows:

**Government Review Team Meeting #1 – Session #1**

- **Tuesday, December 19, 11am – 12pm**

**Government Review Team Meeting #1 – Session #2**

- **Wednesday, December 20, 11am – 12pm**

The agenda and material presented at both sessions will be identical – please accept whichever best suits your schedule. In the event that a number of GRT members are unable to attend either session, we will schedule an additional repeat session in the New Year.

Kind regards,  
Erika

**Erika Brown** (she/her)  
**MEnv., RPP**  
**Waste & Environmental Planner**

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Tuesday, February 13, 2024 at 14:04:10 Eastern Standard Time

**Subject:** FW: [External/Externe]: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1  
**Date:** Monday, January 8, 2024 at 9:29:05 AM Eastern Standard Time  
**From:** Erika Brown  
**To:** South Landfill Phase 2  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png

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**From:** Beaulieu, Linda (she,her | elle,la) (TC/TC) <[linda.beaulieu@tc.gc.ca](mailto:linda.beaulieu@tc.gc.ca)>  
**Sent:** Wednesday, December 27, 2023 3:56 PM  
**To:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>  
**Subject:** RE: [External/Externe]: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

You don't often get email from [linda.beaulieu@tc.gc.ca](mailto:linda.beaulieu@tc.gc.ca). [Learn why this is important](#)

Hello Erika,

Regarding your follow-up question regarding asbestos and the TDGA. In addition to the helpful TDGA weblinks already provided in our previous correspondence, please also note the federal [Transportation of Dangerous Goods Regulations \(justice.gc.ca\)](#) under the Act, and specifically Schedules 1, 2 and 3 of said Regulation. Please direct any further inquiry to: [TDG-TMDOntario@tc.gc.ca](mailto:TDG-TMDOntario@tc.gc.ca).

Regarding your follow-up question regarding wildlife and aviation activities. In addition to the helpful aviation weblinks already provided in our previous correspondence, please find the [St. Catharines Airport Zoning Regulations \(justice.gc.ca\)](#) that applies to the Niagara District Airport (aka St. Catherines Airport). Concerns and/or discussions about potential aviation hazards from wildlife and/or by land development in the vicinity of a Certified airport should start with airport personnel. If questions or concerns remain after discussions with airport personnel, and after they assess site-specific considerations to their airport operations, certification, and their AZR regarding a landfill that, according to the project description, already exists nearby the airport personnel is advised to contact the Civil Aviation branch of Transport Canada (at [aviation.ont@tc.gc.ca](mailto:aviation.ont@tc.gc.ca)).

Regards,

Linda Beaulieu

Environmental Officer, Programs Branch - Transport Canada \ Government of Canada  
Agente d'environnement, Programmes - Transports Canada \ Gouvernement du Canada

---

**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Sent:** Tuesday, December 05, 2023 10:53 AM

**To:** ONT Environment / Environnement ONT <[EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)>

**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>

**Subject:** RE: [External/Externe]: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

Good morning,

GHD undertook the self-assessment described in the email below on behalf of the Project proponent, Walker Industries. The Project is not expected to interact with federal property and/or waterway, however we found additional information is necessary to determine if authorizations and/or approvals under the *Transportation of Dangerous Goods Act* and the *Aeronautics Act* apply.

### **Transportation of Dangerous Goods Act (TDGA)**

The Walker Niagara Campus does not accept household hazardous waste and requires that customers comply with section 16 of O. Reg. 347 under the *Environmental Protection Act*, which outlines the standards for waste management systems.

The Campus does accept asbestos, which is listed as a Dangerous Good in Schedule 1 of the TDG Regulations. Customers hauling asbestos to the Campus must comply with section 17 of O. Reg. 347, which outlines the transportation criteria for hauling asbestos.

While there are no changes proposed to the types of waste accepted at the Campus as a result of the Project, TC is being consulted in order to determine if approvals and/or authorizations relating to application of the TDGA are required.

### **Aeronautic Act**

Transport Canada has an interest in projects that have the potential to cause interference between wildlife and aviation activities, such as birds attracted to waste facilities within the vicinity of commercial and recreational flight paths.

The nearest aerodromes are the Niagara District Airport (approximately 6km from the Campus), and Niagara Central Dorothy Rungeling Airport (approximately 20km from the Campus).

For the Niagara District Airport in particular, we would like to verify the Project is located outside of the Hazardous Land-use Zones and not subject to approvals under the *Aeronautics Act*.

Kind regards,  
Erika

**Erika Brown** (she/her)

**MEnv., RPP**

**Waste & Environmental Planner**

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**From:** ONT Environment / Environnement ONT <[EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)>

**Sent:** Friday, December 1, 2023 10:08 AM

**To:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Subject:** RE: [External/Externe]: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

Greetings,

Thank you for your correspondence.

Please note Transport Canada does not require receipt of all Individual or Class EA related notifications. We request that project proponents self-assess whether their project:

1. Will interact with a federal property and/or waterway by reviewing the Directory of Federal Real Property, available at [www.tbs-sct.gc.ca/dfrp-rbif/](http://www.tbs-sct.gc.ca/dfrp-rbif/); **and**
2. Will require approval and/or authorization under any Acts administered by Transport Canada\* available at <http://www.tc.gc.ca/eng/acts-regulations/menu.htm>.

Proposed projects that will occur on federal property (including reserve lands or lands owned by federal departments other than Transport Canada) will be subject to an Impact Assessment per Section 82 of the *Impact Assessment Act, 2019* prior to exercising a federal power (including full or partial funding), and/or performing a function or duty (e.g. regulatory approval or issuance of a lease) in relation to that project.

If the criteria above do not apply, Transport Canada's Environmental Assessment program should not be included in any further correspondence, and future notifications will not receive a response. If there is a role under the program, correspondence should be forwarded to: [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca) with a **brief description of Transport Canada's expected role**.

\*Below is a summary of the most common Acts that apply to projects in an Environmental Assessment context:

- **Canadian Navigable Waters Act (CNWA)** – the Act applies primarily to works constructed or placed in, on, over, under, through, or across navigable waters set out under the Act. The Navigation Protection Program administers the CNWA through the review and authorization of works affecting navigable waters. Information about the Program, CNWA and approval process is available at: <http://www.tc.gc.ca/eng/programs-621.html>. Inquiries can be directed to [NPPONT-PPNONT@tc.gc.ca](mailto:NPPONT-PPNONT@tc.gc.ca) or by calling (519) 383-1863.
- **Railway Safety Act (RSA)** – the Act provides the regulatory framework for railway safety, security, and some of the environmental impacts of railway operations in Canada. The Rail Safety Program develops and enforces regulations, rules, standards and procedures governing safe railway operations. Additional information about the Program is available at: <https://www.tc.gc.ca/eng/railsafety/menu.htm>. Inquiries can be directed to [RailSafety@tc.gc.ca](mailto:RailSafety@tc.gc.ca)



or by calling (613) 998-2985.

- **Transportation of Dangerous Goods Act (TDGA)** – the transportation of dangerous goods by air, marine, rail and road is regulated under the TDGA. Transport Canada, based on risks, develops safety standards and regulations, provides oversight and gives expert advice on dangerous goods to promote public safety. Additional information about the transportation of dangerous goods is available at: <https://www.tc.gc.ca/eng/tdg/safety-menu.htm>. Inquiries can be directed to [TDG-TMDOntario@tc.gc.ca](mailto:TDG-TMDOntario@tc.gc.ca) or by calling (416) 973-1868.
- **Aeronautics Act** – this Act and the associated Canadian Aviation Regulations (CARs) govern civil aviation in Canada. Transport Canada should be notified of projects involving aerodromes and associated structures, or activities that could affect aviation safety. Elevated structures, such as wind turbines and communication towers, are examples of projects that must be assessed for lighting and marking requirements in accordance with the CARs. Transport Canada also has an interest in projects that have the potential to cause interference between wildlife and aviation activities. One example would be waste facilities, which may attract birds into commercial and recreational flight paths. Additional guidance can be found in the *Land Use In The Vicinity of Aerodromes* publication, available at: <https://www.tc.gc.ca/eng/civilaviation/publications/tp1247-menu-1418.htm>. Information about Transport Canada's Civil Aviation program can be found at: <https://tc.canada.ca/en/aviation>. Inquires can be directed to [aviation.ont@tc.gc.ca](mailto:aviation.ont@tc.gc.ca) or by calling 1 (800) 305-2059 / (416) 952-0230.

Please advise if additional information is needed.

Thank you,

**Environmental Assessment Program**, Ontario Region

Transport Canada / Government of Canada / 4900 Yonge St., Toronto, ON M2N 6A5

[EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)

**Programme d'évaluation environnementale**, Région de l'Ontario

Transports Canada / Gouvernement du Canada / 4900, rue Yonge, Toronto, ON, M2N 6A5

[EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)

---

**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Sent:** Thursday, November 30, 2023 11:59 AM

**To:** [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [amaraine.laven@ontario.ca](mailto:amaraine.laven@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca); [stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca); [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca); [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca); [dan.minkin@ontario.ca](mailto:dan.minkin@ontario.ca); [erin.thompson@ontario.ca](mailto:erin.thompson@ontario.ca); [joerg.wittenbrinck@ontario.ca](mailto:joerg.wittenbrinck@ontario.ca); [Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca); [tracey.burton@ontario.ca](mailto:tracey.burton@ontario.ca); [melanie.johnson@ontario.ca](mailto:melanie.johnson@ontario.ca); [heather.watt@ontario.ca](mailto:heather.watt@ontario.ca); [SR.Planning@ontario.ca](mailto:SR.Planning@ontario.ca); [fuad.abdi@ontario.ca](mailto:fuad.abdi@ontario.ca); [jason.white@ontario.ca](mailto:jason.white@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); [Karen.Bellamy@dsbn.org](mailto:Karen.Bellamy@dsbn.org); [info@ncdsb.com](mailto:info@ncdsb.com); [laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca); [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca);

[skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); ONT Environment / Environnement ONT <[EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)>

**Cc:** [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com); Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>

**Subject:** [External/Externe]: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

Good morning Government Review Team,

This email is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,  
Erika Brown, on behalf of:

**Darren Fry**  
**Project Director**  
**Walker Environmental Group**  
**Phone: 1-866-699-9425**  
**Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)**  
**Website: [southlandfillphase2.com](http://southlandfillphase2.com)**

**Erika Brown** (she/her)  
**MEnv., RPP**  
**Waste & Environmental Planner**

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70 York Street, Suite 801, Toronto, Ontario M5J 1S9  
D 416 866 2351 | T 416 360 1600 | E [erika.brown@ghd.com](mailto:erika.brown@ghd.com)

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Tuesday, February 13, 2024 at 14:34:58 Eastern Standard Time

**Subject:** RE: [EXTERNAL] Walker Environmental Group - South Landfill Phase 2 EA - GRT Meeting #1, Session #2  
**Date:** Tuesday, January 2, 2024 at 11:47:51 AM Eastern Standard Time  
**From:** Kaitlin Webber  
**To:** Erika Brown  
**CC:** South Landfill Phase 2  
**Attachments:** image007.png, image008.png, image010.png, image011.png, image012.png, image013.png, image014.png, image002.png

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Hi there,

Thank you for hosting the GRT meeting on December 19<sup>th</sup>. I am wondering if you can please circulate the slides for our records?

Kind regards,

**Kaitlin Webber, MA | Planner**

*Office Relocation Notice: Effective December 18, 2023, MHBC's Burlington Team will begin working out of our new office in downtown Hamilton. Please update your records with our new address information: 12 James Street North, Unit 301, Hamilton, Ontario L8R 2J9. Our phone numbers will remain the same.*

## **MHBC** Planning, Urban Design & Landscape Architecture

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---

**From:** TC Energy  
**Sent:** December-15-23 1:33 PM  
**To:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>  
**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Subject:** RE: [EXTERNAL] Walker Environmental Group - South Landfill Phase 2 EA - GRT Meeting #1,

Session #2

Thanks Erika! I just RSVP'd to the meeting on Tuesday. Please ensure [TCEnergy@mhbcplan.com](mailto:TCEnergy@mhbcplan.com) is on your circulation list for this project – MHBC are the planning consultants for TransCanada PipeLines Ltd. (TCPL) and will be providing comments on their behalf throughout the process. TCPL has two (2) high-pressure natural gas pipelines within an easement abutting the southern portion of the Phase 2 lands.

Kind regards,

**Kaitlin Webber, MA | Planner**

**Office Relocation Notice:** Effective December 18, 2023, MHBC's Burlington Team will begin working out of our new office in downtown Hamilton. Please update your records with our new address information: [12 James Street North, Unit 301, Hamilton, Ontario L8R 2J9](#). Our phone numbers will remain the same.

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---

**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Sent:** December-15-23 12:05 PM

**To:** TC Energy <[tcenergy@mhbcplan.com](mailto:tcenergy@mhbcplan.com)>

**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>

**Subject:** RE: [EXTERNAL] Walker Environmental Group - South Landfill Phase 2 EA - GRT Meeting #1, Session #2

Good afternoon Aleksandra,

As requested, please find attached the Notice of Commencement of the Terms of Reference and Open House #1 for the Walker Environmental Group (Walker) South Landfill Phase 2 Environmental Assessment (EA).

Kind Regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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**From:** TC Energy <[tcenergy@mhbcplan.com](mailto:tcenergy@mhbcplan.com)>

**Sent:** Thursday, December 14, 2023 11:32 AM

**To:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Subject:** RE: [EXTERNAL] Walker Environmental Group - South Landfill Phase 2 EA - GRT Meeting #1, Session #2

You don't often get email from [tcenergy@mhbcplan.com](mailto:tcenergy@mhbcplan.com). [Learn why this is important](#)

Hi Erika,

Would you please provide a copy of the Notice of Study Commencement with the study area.

Thank you.

Regards,

**Aleksandra Skrzat, BA | Planner**

**Office Relocation Notice:** Effective December 18, 2023, MHBC's Burlington Team will begin working out of our new office in downtown Hamilton. Please update your records with our new address information: [12 James Street North, Unit 301, Hamilton, Ontario L8R 2J9](#). Our phone numbers will remain the same.

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-----Original Appointment-----

**From:** Jennifer Cook <[jennifer\\_cook@tcenergy.com](mailto:jennifer_cook@tcenergy.com)> **On Behalf Of** Erika Brown

**Sent:** December-11-23 10:05 AM

**To:** Kaitlin Webber; [proximity@cn.ca](mailto:proximity@cn.ca); TransCanada Crossings; [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca); [stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca); [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca); [nancy.rutherford@ontario.ca](mailto:nancy.rutherford@ontario.ca); [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca); [erin.thompson@ontario.ca](mailto:erin.thompson@ontario.ca); [joerg.wittenbrinck@ontario.ca](mailto:joerg.wittenbrinck@ontario.ca); [Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca); [tracey.burton@ontario.ca](mailto:tracey.burton@ontario.ca); [melanie.johnson@ontario.ca](mailto:melanie.johnson@ontario.ca); [heather.watt@ontario.ca](mailto:heather.watt@ontario.ca); [christa.rigney@ontario.ca](mailto:christa.rigney@ontario.ca); [fuad.abdi@ontario.ca](mailto:fuad.abdi@ontario.ca); [Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); [Karen.Bellamy@dsbn.org](mailto:Karen.Bellamy@dsbn.org); [info@ncdsb.com](mailto:info@ncdsb.com); [laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca); [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca); Darren Fry; Elizabeth Duguay; Leticia Koole; Blair Shoniker; Janet Oswald

**Subject:** FW: [EXTERNAL] Walker Environmental Group - South Landfill Phase 2 EA - GRT Meeting #1, Session #2

**When:** December-20-23 11:00 AM-12:00 PM (UTC-05:00) Eastern Time (US & Canada).

**Where:** Microsoft Teams Meeting

Hi Kaitlin,

Just forwarding this along in case it is something MHBC would attend, thanks! 🟡

-----Original Appointment-----

**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Sent:** Friday, December 8, 2023 2:08 PM

**To:** Erika Brown; [proximity@cn.ca](mailto:proximity@cn.ca); TransCanada Crossings; [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca); [stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca); [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca); [nancy.rutherford@ontario.ca](mailto:nancy.rutherford@ontario.ca); [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca); [erin.thompson@ontario.ca](mailto:erin.thompson@ontario.ca); [joerg.wittenbrinck@ontario.ca](mailto:joerg.wittenbrinck@ontario.ca); [Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca); [tracey.burton@ontario.ca](mailto:tracey.burton@ontario.ca); [melanie.johnson@ontario.ca](mailto:melanie.johnson@ontario.ca); [heather.watt@ontario.ca](mailto:heather.watt@ontario.ca); [christa.rigney@ontario.ca](mailto:christa.rigney@ontario.ca); [fuad.abdi@ontario.ca](mailto:fuad.abdi@ontario.ca); [Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); [Karen.Bellamy@dsbn.org](mailto:Karen.Bellamy@dsbn.org); [info@ncdsb.com](mailto:info@ncdsb.com); [laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca); [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca); Darren Fry; Elizabeth Duguay; Leticia Koole; Blair Shoniker; Janet Oswald

**Subject:** [EXTERNAL] Walker Environmental Group - South Landfill Phase 2 EA - GRT Meeting #1, Session #2

**When:** Wednesday, December 20, 2023 11:00 AM-12:00 PM (UTC-05:00) Eastern Time (US & Canada).

**Where:** Microsoft Teams Meeting

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This e-mail has originated from outside of the organization. Do not respond, click on links or open attachments unless you recognize the sender or know the content is safe. If this email looks suspicious, report it.

Good afternoon Government Review Team,

The Notice of Commencement of the Terms of Reference and Open House #1 for the Walker Environmental Group (Walker) South Landfill Phase 2 Environmental Assessment (EA) was issued on November 30. We will be hosting a virtual meeting exclusively for Government Review Team (GRT) members to learn more about the South Landfill Phase 2 EA and ask specific questions related to your agency's mandate of the Project Team. We are providing two options for GRT members to participate in this meeting, as follows:

**Government Review Team Meeting #1 – Session #1**

- **Tuesday, December 19, 11am – 12pm**

**Government Review Team Meeting #1 – Session #2**

- **Wednesday, December 20, 11am – 12pm**

The agenda and material presented at both sessions will be identical – please accept whichever best suits your schedule. In the event that a number of GRT members are unable to attend either session, we will schedule an additional repeat session in the New Year.

Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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Tuesday, February 13, 2024 at 14:31:07 Eastern Standard Time

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**Subject:** MCM Response - Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1 [MCM File # 0020777]  
**Date:** Wednesday, January 3, 2024 at 10:01:33 AM Eastern Standard Time  
**From:** Smythe, Liam (He/Him) (MCM)  
**To:** Darren Fry  
**CC:** Elizabeth Duguay, Blair Shoniker, Erika Brown, Deneault, Stephen (MECP), South Landfill Phase 2, Barboza, Karla (She/Her) (MCM)  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png, 2023-01-03\_TIP\_SouthLandfillPhase2\_MCM\_InitialLetter.pdf

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Good morning,

Thanks for sending the Notice of Commencement of Terms of Reference and Open House #1 for the above-mentioned project to the Ministry of Citizenship and Multiculturalism (MCM). MCM's initial letter on this project is attached.

Please do not hesitate to contact us if you have any questions.

Best Regards,

**Liam Smythe | Heritage Planner**

**Citizenship, Inclusion and Heritage Division | Heritage Branch | Heritage Planning Unit  
Ministry of Citizenship and Multiculturalism**

416.301.4797

[Liam.Smythe2@ontario.ca](mailto:Liam.Smythe2@ontario.ca)

---

**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Sent:** November 30, 2023 11:59 AM

**To:** Peters, Kim (MNRF) <[Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca)>; amaraine.laven@ontario.ca; smastroianni@npca.ca; Deneault, Stephen (MECP) <[Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)>; Groombridge, Kim (She/Her) (MECP) <[Kim.Groombridge@ontario.ca](mailto:Kim.Groombridge@ontario.ca)>; Ministry of Indigenous Affairs (IAO) <[indigenous.affairs@ontario.ca](mailto:indigenous.affairs@ontario.ca)>; omafra.eanotices (OMAFRA) <[omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca)>; Barboza, Karla (She/Her) (MCM) <[Karla.Barboza@ontario.ca](mailto:Karla.Barboza@ontario.ca)>; Minkin, Dan (MCM) <[Dan.Minkin@ontario.ca](mailto:Dan.Minkin@ontario.ca)>; Thompson, Erin (She/Her) (MEDJCT) <[Erin.Thompson@ontario.ca](mailto:Erin.Thompson@ontario.ca)>; Wittenbrinck, Joerg (ENERGY) <[Joerg.Wittenbrinck@ontario.ca](mailto:Joerg.Wittenbrinck@ontario.ca)>; Di Cosmo, Michael (ENERGY) <[Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca)>; Burton, Tracey (MINES) <[Tracey.Burton@ontario.ca](mailto:Tracey.Burton@ontario.ca)>; Johnson, Melanie (MINES) <[Melanie.Johnson@ontario.ca](mailto:Melanie.Johnson@ontario.ca)>; Watt, Heather (MMAH) <[Heather.Watt@ontario.ca](mailto:Heather.Watt@ontario.ca)>; Southern Region Planning Inbox (MNRF) <[SR.Planning@ontario.ca](mailto:SR.Planning@ontario.ca)>; Abdi, Fuad (SOLGEN) <[Fuad.Abdi@ontario.ca](mailto:Fuad.Abdi@ontario.ca)>; [jason.white@ontario.ca](mailto:jason.white@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); Bellamy, Karen <[karen.bellamy@dsbn.org](mailto:karen.bellamy@dsbn.org)>; [info@ncdsb.com](mailto:info@ncdsb.com); Laverdiere, Michel <[laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca)>; [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca);

[terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca);

[robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)

**Cc:** [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com); Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>

**Subject:** Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

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Good morning Government Review Team,

This email is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,  
Erika Brown, on behalf of:

**Darren Fry**  
**Project Director**  
**Walker Environmental Group**  
**Phone: 1-866-699-9425**  
**Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)**  
**Website: [southlandfillphase2.com](http://southlandfillphase2.com)**

**Erika Brown** (she/her)  
**MEnv., RPP**  
**Waste & Environmental Planner**

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D 416 866 2351 | T 416 360 1600 | E [erika.brown@ghd.com](mailto:erika.brown@ghd.com)

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**Ministry of Citizenship  
and Multiculturalism**

Heritage Planning Unit  
Heritage Branch  
Citizenship, Inclusion and  
Heritage Division  
5th Flr, 400 University Ave  
Tel.: 416-301-4797

**Ministère des Affaires civiques  
et du Multiculturalisme**

Unité de la planification relative au  
patrimoine  
Direction du patrimoine  
Division des affaires civiques, de  
l'inclusion et du patrimoine  
Tél.: 416-301-4797



January 3, 2024

EMAIL ONLY

Darren Fry, Project Director  
Walker Environmental Group Inc.  
2800 Thorold Townline Road  
Thorold, ON L2E 6S4  
DFry@walkerind.com

**MCM File** : **0020777**  
**Proponent** : **Walker Environmental Group Inc.**  
**Subject** : **Individual Environmental Assessment – Notice of Commencement  
of Terms of Reference & Open House #1**  
**Project** : **South Landfill Phase 2**  
**Location** : **City of Niagara Falls, Niagara Region**

---

Dear Darren Fry:

Thank you for providing the Ministry of Citizenship and Multiculturalism (MCM) with the Notice of Commencement of Terms of Reference & Open House #1 for the above-referenced project.

MCM's interest in this project relates to its mandate of conserving Ontario's cultural heritage, which includes:

- archaeological resources, including land and marine;
- built heritage resources, including bridges and monuments; and
- cultural heritage landscapes.

Under the EA process, the proponent is required to determine a project's potential impact on known (previously recognized) and potential cultural heritage resources.

**Project Summary**

Walker Environmental Group is proposing to develop the next phase (Phase 2) of its South Landfill in the City of Niagara Falls to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of approximately 1.1 million tonnes per year, and a total capacity of 18 million tonnes over the next twenty years.

This study is being undertaken in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment, per the *Environmental Assessment Act*. The first step of this process is the preparation of a Terms of Reference to set out the framework and work plan for addressing the requirements of the *Environmental Assessment Act*.

### **Identifying Cultural Heritage Resources**

While some cultural heritage resources may have already been formally identified, others may be identified through screening and evaluation.

The Terms of Reference should include a brief, or preliminary description of the existing environment, including the cultural heritage aspects of the environment. The Terms of Reference should include a list, and brief explanation of the studies and tools that will be used to provide a more detailed description of the cultural heritage aspects of the environment in the Environmental Assessment.

### **Archaeological Resources**

As this EA project may impact archaeological resources, the study area should be screened using the Ministry's [Criteria for Evaluating Archaeological Potential](#) to determine if an archaeological assessment is needed. MCM archaeological sites data are available at [archaeology@ontario.ca](mailto:archaeology@ontario.ca).

If the EA project area exhibits archaeological potential, then an archaeological assessment (AA) shall be undertaken by an archaeologist licenced under the *Ontario Heritage Act (OHA)*, who is responsible for submitting the report directly to MCM for review.

Our records indicate that a number of archaeological sites have been previously identified within the vicinity of the study area. The Terms of Reference should identify if any archeological assessments have been undertaken to date and identify any future commitments for future work.

Proponents must follow the recommendations of the archaeological assessment report(s). MCM recommends that further stages of archaeological assessment (if recommended) be undertaken as early as possible during detailed design and prior to any ground disturbing activities.

### **Built Heritage Resources and Cultural Heritage Landscapes**

The Terms of Reference should identify if the study area contains known or potential built heritage resources or cultural heritage landscapes, and if these resources may be impacted by the project. The Ministry's [Criteria for Evaluating Potential for Built Heritage Resources and Cultural Heritage Landscapes](#) should be completed to help determine whether this EA project may impact known or potential built heritage resources and/or cultural heritage landscapes.

If there is potential for built heritage resources and/or cultural heritage landscapes within the project area, then a Cultural Heritage Report: Existing Conditions and Preliminary Impact Assessment should be undertaken for the entire study area during the planning phase and will be summarized in the EA Report. This study will:

1. Describe the existing baseline cultural heritage conditions within the study area by identifying all known or potential built heritage resources and cultural heritage landscapes, including a historical summary of the study area. The Ministry has developed screening criteria that may assist with this exercise: [Criteria for Evaluating for Potential Built Heritage Resources and Cultural Heritage Landscapes](#).
2. Identify preliminary potential project-specific impacts on the known and potential built heritage resources and cultural heritage landscapes that have been identified. The report

should include a description of the anticipated impact to each known or potential built heritage resource or cultural heritage landscape that has been identified.

3. Recommend measures to avoid or mitigate potential negative impacts to known or potential built heritage resources and cultural heritage landscapes. The proposed mitigation measures are to inform the next steps of project planning and design.

Given that this project covers a large study area, MCM recommends that the Cultural Heritage Report is carried out so that step 1 described above is undertaken early in the planning process. Then, steps 2 and 3 can be undertaken once the preferred alternatives have been selected.

Cultural Heritage Reports will be undertaken by a qualified person who has expertise, recent experience, and knowledge relevant to the type of cultural heritage resources being considered and the nature of the activity being proposed.

Community input should be sought to identify locally recognized and potential cultural heritage resources. Sources include, but are not limited to, municipal heritage committees, historical societies and other local heritage organizations.

Cultural heritage resources are often of critical importance to Indigenous communities. Indigenous communities may have knowledge that can contribute to the identification of cultural heritage resources, and we suggest that any engagement with Indigenous communities includes a discussion about known or potential cultural heritage resources that are of value to them.

### **Environmental Assessment Reporting**

All technical cultural heritage studies and their recommendations are to be addressed and incorporated into EA projects.

Please note that the responsibility for administration of the *Ontario Heritage Act* and matters related to cultural heritage have been transferred from the Ministry of Tourism, Culture and Sport (MTCS) to the Ministry of Citizenship and Multiculturalism (MCM). Individual staff roles and contact information remain unchanged. Please continue to send any notices, report and/or documentation **via email only** to both Karla Barboza and myself.

- Karla Barboza, Team Lead - Heritage | Heritage Planning Unit (Citizenship and Multiculturalism) | 416-660-1027 | [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca)
- Liam Smythe, Heritage Planner | Heritage Planning Unit (Citizenship and Multiculturalism) | 416-301-4797 | [Liam.Smythe2@ontario.ca](mailto:Liam.Smythe2@ontario.ca)

Thank you for consulting MCM on this project and please continue to do so throughout the EA process. If you have any questions or require clarification, please do not hesitate to contact me.

Sincerely,

Liam Smythe  
Heritage Planner  
[Liam.Smythe2@ontario.ca](mailto:Liam.Smythe2@ontario.ca)

Copied to: Elizabeth Dugauy, Walker Environmental Group  
Blair Shoniker, BHG  
Erika Brown, GHD  
[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)  
Stephen Deneault, MECP

## Karla Barboza, MCM

It is the sole responsibility of proponents to ensure that any information and documentation submitted as part of their EA report or file is accurate. The Ministry of Citizenship and Multiculturalism (MCM) makes no representation or warranty as to the completeness, accuracy or quality of the any checklists, reports or supporting documentation submitted as part of the EA process, and in no way shall MCM be liable for any harm, damages, costs, expenses, losses, claims or actions that may result if any checklists, reports or supporting documents are discovered to be inaccurate, incomplete, misleading or fraudulent.

Should previously undocumented archaeological resources be discovered, they may be a new archaeological site and therefore subject to Section 48(1) of the *Ontario Heritage Act*. The proponent or person discovering the archaeological resources must cease alteration of the site immediately and engage a licensed consultant archaeologist to carry out an archaeological assessment, in compliance with Section 48(1) of the *Ontario Heritage Act*.

The *Funeral, Burial and Cremation Services Act, 2002, S.O. 2002, c.33* requires that any person discovering human remains must cease all activities immediately and notify the police or coroner. If the coroner does not suspect foul play in the disposition of the remains, in accordance with *Ontario Regulation 30/11* the coroner shall notify the Registrar, Ontario Ministry of Public and Business Service Delivery, which administers provisions of that Act related to burial sites. In situations where human remains are associated with archaeological resources, the Ministry of Citizenship and Multiculturalism should also be notified (at [archaeology@ontario.ca](mailto:archaeology@ontario.ca)) to ensure that the archaeological site is not subject to unlicensed alterations which would be a contravention of the *Ontario Heritage Act*.

Tuesday, February 13, 2024 at 13:58:43 Eastern Standard Time

**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1  
**Date:** Monday, January 8, 2024 at 12:04:25 PM Eastern Standard Time  
**From:** Erika Brown  
**To:** Sarah Mastroianni  
**CC:** Colleen Bain, David Deluce, South Landfill Phase 2  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png, image006.png

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Hi Sarah,

I have removed your name from the contact list and replaced with Colleen and David, per your request.

Thank you,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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**From:** Sarah Mastroianni <[smastroianni@npca.ca](mailto:smastroianni@npca.ca)>  
**Sent:** Monday, January 8, 2024 11:56 AM  
**To:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>  
**Cc:** Colleen Bain <[CBain@npca.ca](mailto:CBain@npca.ca)>; David Deluce <[ddeluce@npca.ca](mailto:ddeluce@npca.ca)>  
**Subject:** FW: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

You don't often get email from [smastroianni@npca.ca](mailto:smastroianni@npca.ca). [Learn why this is important](#)

Hi Erika,

If you can remove my name from this circulation list and replace it with Coleen and David (copied), that



would be appreciated.

Thank you.



**Sarah Mastroianni**  
Manager, Planning and Permits

**Niagara Peninsula Conservation Authority (NPCA)**  
250 Thorold Road West, 3<sup>rd</sup> Floor | Welland, ON L3C 3W2

905.788.3135 Ext. 249  
[www.npca.ca](http://www.npca.ca)  
[smastroianni@npca.ca](mailto:smastroianni@npca.ca)

Updates regarding NPCA operations and activities can be found at Get Involved NPCA Portal, or on social media at [facebook.com/NPCAOntario](https://facebook.com/NPCAOntario) & [twitter.com/NPCA\\_Ontario](https://twitter.com/NPCA_Ontario).

For more information on Permits, Planning and Forestry please go to the Permits & Planning webpage at <https://npca.ca/administration/permits>.

For mapping on features regulated by the NPCA please go to our GIS webpage at <https://gis-npca-camaps.opendata.arcgis.com/> and utilize our Watershed Explorer App or GIS viewer.

To send NPCA staff information regarding a potential violation of Ontario Regulation 155/06 please go to the NPCA Enforcement and Compliance webpage at <https://npca.ca/administration/enforcement-compliance>.

---

**From:** Erika Brown < >

**Sent:** Monday, January 8, 2024 11:34 AM

**To:** [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca); Sarah Mastroianni <[smastroianni@npca.ca](mailto:smastroianni@npca.ca)>; [stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca); [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca); [nancy.rutherford@ontario.ca](mailto:nancy.rutherford@ontario.ca); [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca); [erin.thompson@ontario.ca](mailto:erin.thompson@ontario.ca); [joerg.wittenbrinck@ontario.ca](mailto:joerg.wittenbrinck@ontario.ca); [Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca); [tracey.burton@ontario.ca](mailto:tracey.burton@ontario.ca); [melanie.johnson@ontario.ca](mailto:melanie.johnson@ontario.ca); [heather.watt@ontario.ca](mailto:heather.watt@ontario.ca); [christa.rigney@ontario.ca](mailto:christa.rigney@ontario.ca); [fuad.abdi@ontario.ca](mailto:fuad.abdi@ontario.ca); [Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); [Karen.Bellamy@dsbn.org](mailto:Karen.Bellamy@dsbn.org); [info@ncdsb.com](mailto:info@ncdsb.com); [laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca); [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); TC Energy <[tcenergy@mhbcpplan.com](mailto:tcenergy@mhbcpplan.com)>; [linda.beaulieu@tc.gc.ca](mailto:linda.beaulieu@tc.gc.ca); [proximity@cn.ca](mailto:proximity@cn.ca); [Liam.Smythe2@ontario.ca](mailto:Liam.Smythe2@ontario.ca); [sjohnstone@brocku.ca](mailto:sjohnstone@brocku.ca)

**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>

**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment:

## Government Review Team Meeting #1

Good morning Government Review Team,

Happy New Year!

We were pleased to meet those of you who were able to join us on December 19 and 20 for the first Government Review Team (GRT) meeting for the Walker Environmental Group (Walker) South Landfill Phase 2 Environmental Assessment (EA) and look forward to engaging with all GRT members throughout the EA process. As a follow up to GRT Meeting #1, please find attached the meeting summary, including the presentation slides, for your review and reference.

Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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**From:** Erika Brown

**Sent:** Wednesday, December 6, 2023 4:14 PM

**To:** [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca); [stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca); [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca); [nancy.rutherford@ontario.ca](mailto:nancy.rutherford@ontario.ca); [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca); [erin.thompson@ontario.ca](mailto:erin.thompson@ontario.ca); [joerg.wittenbrinck@ontario.ca](mailto:joerg.wittenbrinck@ontario.ca); [Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca); [tracey.burton@ontario.ca](mailto:tracey.burton@ontario.ca); [melanie.johnson@ontario.ca](mailto:melanie.johnson@ontario.ca); [heather.watt@ontario.ca](mailto:heather.watt@ontario.ca); [christa.rigney@ontario.ca](mailto:christa.rigney@ontario.ca); [fuad.abdi@ontario.ca](mailto:fuad.abdi@ontario.ca); [Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); [Karen.Bellamy@dsbn.org](mailto:Karen.Bellamy@dsbn.org); [info@ncdsb.com](mailto:info@ncdsb.com); [laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca); [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)

**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>

**Subject:** Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

Good afternoon Government Review Team,

The Notice of Commencement of the Terms of Reference and Open House #1 for the Walker Environmental Group (Walker) South Landfill Phase 2 Environmental Assessment (EA) was issued on

November 30. We will be hosting a virtual meeting exclusively for Government Review Team (GRT) members to learn more about the South Landfill Phase 2 EA and ask specific questions related to your agency's mandate of the Project Team. We are providing two options for GRT members to participate in this meeting, as follows:

**Government Review Team Meeting #1 – Session #1**

- **Tuesday, December 19, 11am – 12pm**

**Government Review Team Meeting #1 – Session #2**

- **Wednesday, December 20, 11am – 12pm**

Meeting requests for both sessions will follow this email. The agenda and material presented at both sessions will be identical – please accept whichever best suits your schedule. In the event that a number of GRT members are unable to attend either session, we will schedule an additional repeat session in the New Year.

Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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Tuesday, February 13, 2024 at 10:57:15 Eastern Standard Time

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**Subject:** FW: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Friday, January 19, 2024 at 11:14:49 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Date:** Friday, January 19, 2024 at 11:02 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** FW: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Hi Darren,

FYI – this is the email I receive when contacting CN.

Best,  
E

---

**From:** Proximity <[proximity@cn.ca](mailto:proximity@cn.ca)>  
**Sent:** Friday, January 19, 2024 11:01 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** Automatic reply: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

**CAUTION: External email. Only open links/attachments from known senders**

Thank you for your email. Due to higher than usual volumes, there may be delays in our response time. We appreciate your understanding.

Merci de votre courriel. En raison de volumes plus importants, il peut y avoir des délais additionnels dans notre temps de réponse. Nous vous remercions de votre compréhension.

Tuesday, February 13, 2024 at 11:19:15 Eastern Standard Time

---

**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Friday, January 19, 2024 at 11:01:08 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'proximity@cn.ca'  
**CC:** Darren Fry, Leticia Koole  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf, Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice .eml

Hello,

I am following-up to confirm receipt of the email below and accompanying Notice of Commencement of a Terms of Reference.

As indicated in the attached letter, we are offering to arrange a meeting with CN to provide an introduction and overview of our South Landfill Phase 2 project.

Kind regards,

Elizabeth

---

**From:** Elizabeth Duguay  
**Sent:** Tuesday, December 5, 2023 11:31 AM  
**To:** '[proximity@cn.ca](mailto:proximity@cn.ca)' <[proximity@cn.ca](mailto:proximity@cn.ca)>  
**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Good morning,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

An email was sent to Mr. Reid Bodley on November 30<sup>th</sup>, 2023 (attached), who advised our team to send this information to [proximity@cn.ca](mailto:proximity@cn.ca).

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



December 5, 2023

Canadian National Railway  
[proximity@cn.ca](mailto:proximity@cn.ca)

To Whom It May Concern:

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white rectangular area.

Darren Fry, Project Director



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*


A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project  
mailing list, please sign-up at  
[www.southlandfillphase2.com](http://www.southlandfillphase2.com)



**From:** Elizabeth Duguay EDuguay@walkerind.com   
**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** November 30, 2023 at 11:18 AM  
**To:** Reid.Bodley@cn.ca  
**Cc:** Mike Deprez MDeprez@walkerind.com

---

Good morning Reid,

I received your contact information from my colleague Mike Deprez (cc'ed).

As CN is a property owner in close proximity to Walker's current South Landfill operations (i.e., railway line to the north of our Resource Management Campus at 2800 Thorold Townline Rd), this email is intended to notify your organization that we are initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our landfill.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

If you could kindly forward this information to the appropriate recipient(s) at CN, that would be greatly appreciated.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)

South Landfill Phase 2 - Notice of  
Commencement Nov 30 2023...



Tuesday, February 13, 2024 at 09:05:03 Eastern Standard Time

**Subject:** FW: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1  
**Date:** Monday, January 22, 2024 at 4:00:28 PM Eastern Standard Time  
**From:** Erika Brown  
**To:** South Landfill Phase 2  
**Attachments:** image008.png, image009.png, image010.png, image011.png, image012.png, image001.jpg, 50286 TCPL Response Letter RE South Landfill Phase 2 EA - Jan-22-2024.pdf

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**From:** Kaitlin Webber <[kwebber@mhbcplan.com](mailto:kwebber@mhbcplan.com)>  
**Sent:** Monday, January 22, 2024 3:31 PM  
**To:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>  
**Cc:** [dfry@walkerind.com](mailto:dfry@walkerind.com)  
**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

You don't often get email from [kwebber@mhbcplan.com](mailto:kwebber@mhbcplan.com). [Learn why this is important](#)

Good afternoon Erika and Darren,

Thank you for including us in your GRT session. On behalf of TransCanada PipeLines Limited (TCPL), please see attached response letter, which outlines TCPL's applicable development and regulatory requirements for this project.

Kind regards,

**Kaitlin Webber, MA | Planner**

**Office Relocation Notice:** Please update your records with our new address information: [12 James Street North, Unit 301, Hamilton, Ontario L8R 2J9](#).

**MHBC** Planning, Urban Design & Landscape Architecture  
*on behalf of TransCanada PipeLines Ltd. (TCPL)*

12 James Street North, Unit 301 | Hamilton | ON | L8R 2J9 | T 905 639 8686  
| [TCEnergy@mhbcplan.com](mailto:TCEnergy@mhbcplan.com)

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**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Sent:** January-08-24 11:34 AM

**To:** [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca); [stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca); [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca); [nancy.rutherford@ontario.ca](mailto:nancy.rutherford@ontario.ca); [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca); [erin.thompson@ontario.ca](mailto:erin.thompson@ontario.ca); [joerg.wittenbrinck@ontario.ca](mailto:joerg.wittenbrinck@ontario.ca); [Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca); [tracey.burton@ontario.ca](mailto:tracey.burton@ontario.ca); [melanie.johnson@ontario.ca](mailto:melanie.johnson@ontario.ca); [heather.watt@ontario.ca](mailto:heather.watt@ontario.ca); [christa.rigney@ontario.ca](mailto:christa.rigney@ontario.ca); [fuad.abdi@ontario.ca](mailto:fuad.abdi@ontario.ca); [Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); [Karen.Bellamy@dsbn.org](mailto:Karen.Bellamy@dsbn.org); [info@ncdsb.com](mailto:info@ncdsb.com); [laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca); [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); TC Energy <[tcenergy@mhbcpplan.com](mailto:tcenergy@mhbcpplan.com)>; [linda.beaulieu@tc.gc.ca](mailto:linda.beaulieu@tc.gc.ca); [proximity@cn.ca](mailto:proximity@cn.ca); [Liam.Smythe2@ontario.ca](mailto:Liam.Smythe2@ontario.ca); [sjohnstone@brocku.ca](mailto:sjohnstone@brocku.ca)

**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>

**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

Good morning Government Review Team,

Happy New Year!

We were pleased to meet those of you who were able to join us on December 19 and 20 for the first Government Review Team (GRT) meeting for the Walker Environmental Group (Walker) South Landfill Phase 2 Environmental Assessment (EA) and look forward to engaging with all GRT members throughout the EA process. As a follow up to GRT Meeting #1, please find attached the meeting summary, including the presentation slides, for your review and reference.

Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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**From:** Erika Brown

**Sent:** Wednesday, December 6, 2023 4:14 PM

**To:** [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca); [stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca); [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca); [nancy.rutherford@ontario.ca](mailto:nancy.rutherford@ontario.ca); [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca); [erin.thompson@ontario.ca](mailto:erin.thompson@ontario.ca); [joerg.wittenbrinck@ontario.ca](mailto:joerg.wittenbrinck@ontario.ca); [Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca); [tracey.burton@ontario.ca](mailto:tracey.burton@ontario.ca); [melanie.johnson@ontario.ca](mailto:melanie.johnson@ontario.ca); [heather.watt@ontario.ca](mailto:heather.watt@ontario.ca); [christa.rigney@ontario.ca](mailto:christa.rigney@ontario.ca); [fuad.abdi@ontario.ca](mailto:fuad.abdi@ontario.ca); [Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); [Karen.Bellamy@dsbn.org](mailto:Karen.Bellamy@dsbn.org); [info@ncdsb.com](mailto:info@ncdsb.com); [laverdierem@csmiamonde.ca](mailto:laverdierem@csmiamonde.ca); [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)

**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>

**Subject:** Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

Good afternoon Government Review Team,

The Notice of Commencement of the Terms of Reference and Open House #1 for the Walker Environmental Group (Walker) South Landfill Phase 2 Environmental Assessment (EA) was issued on November 30. We will be hosting a virtual meeting exclusively for Government Review Team (GRT) members to learn more about the South Landfill Phase 2 EA and ask specific questions related to your agency's mandate of the Project Team. We are providing two options for GRT members to participate in this meeting, as follows:

**Government Review Team Meeting #1 – Session #1**

- **Tuesday, December 19, 11am – 12pm**

**Government Review Team Meeting #1 – Session #2**

- **Wednesday, December 20, 11am – 12pm**

Meeting requests for both sessions will follow this email. The agenda and material presented at both sessions will be identical – please accept whichever best suits your schedule. In the event that a number of GRT members are unable to attend either session, we will schedule an additional repeat session in the New Year.

Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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January 22, 2024

Darren Fry, Walker Environmental Group Inc.  
Erika Brown, GHD

Via email: [dfry@walkerind.com](mailto:dfry@walkerind.com); [erika.brown@ghd.com](mailto:erika.brown@ghd.com)

Dear Darren Fry & Erika Brown:

**RE: Walker South Landfill Phase 2 Environmental Assessment  
Government Review Team (GRT) Meeting #1  
City of Thorold  
MHBC File: PAR 50286**

---

MacNaughton Hermsen Britton Clarkson (MHBC) are the planning consultants for TransCanada Pipelines Limited (TCPL). This letter is in response to a notification for the Walker South Landfill Phase 2 Environmental Assessment in the City of Thorold. TCPL has two (2) high-pressure natural gas pipelines contained within an easement ("right-of-way") abutting the southeastern property line of the Phase 2 site.

TCPL's pipelines and related facilities are subject to the jurisdiction of the Canada Energy Regulator (CER) – formerly the National Energy Board ("NEB"). As such, certain activities must comply with the Canadian Energy Regulator Act ("Act") and associated Regulations. The Act and the Regulations noted can be accessed from the CER's website at [www.cer-rec.gc.ca](http://www.cer-rec.gc.ca).

The following are general TCPL requirements for consideration when evaluating alternatives:

1. No buildings or structures shall be installed anywhere on TCPL's right-of-way. Permanent buildings and structures are to be located a minimum of 7 metres from the edge of the right-of-way. Temporary or accessory structures are to be located a minimum of 3 metres from the edge of the right-of-way.
2. A minimum setback of 7 metres from the nearest portion of a TCPL pipeline right-of-way shall also apply to any parking area or loading area, including any parking spaces, loading spaces, stacking spaces, bicycle parking spaces, and any associated drive aisle or driveway.
3. During construction of the site, temporary fencing must be erected and maintained along the limits of the right-of-way by the Owner(s) to prevent unauthorized access by heavy machinery. The fence erected must meet TCPL's specifications concerning type, height and location. The Owner is responsible for ensuring proper maintenance of the temporary fencing for the duration of construction.
4. Permanent fencing may be required along the limits of TCPL's right-of-way. The fence erected must meet TCPL's and the municipality's specifications concerning type, location, and height. Any excavations for fence posts on, or within 30 metres of the pipeline must be done by hand or hydro vac. There shall be no augers operated on the right-of-way. The Owner shall notify TCPL 3 business days prior to any excavation for fence posts located on or within 30 metres of the pipeline. All fences made of metallic materials must be approved by TCPL prior to being erected on or within 30 metres of the pipeline.

5. Storage of materials and/or equipment on TCPL's right-of-way is not permitted.
6. Written consent must be obtained from TCPL prior to undertaking the following activities:
  - a. Constructing or installing a facility across, on, along or under a TCPL pipeline right-of-way.
  - b. Conducting a ground disturbance (excavation or digging) on TCPL's pipeline right-of-way or within 30 meters of the centreline of TCPL's pipe (the "Prescribed Area");
  - c. Driving a vehicle, mobile equipment or machinery across a TCPL pipeline right-of-way outside the travelled portion of a highway or public road; and
  - d. Using any explosives within 300 meters of TCPL's pipeline right-of-way.
7. Original depth of cover over the pipelines within TCPL's right-of-way shall be restored after construction. This depth of cover over the pipelines shall not be compromised over the life of the road due to rutting, erosion or other means.
8. The following provides design guidance for crossings:

General Requirements:

- The crossing shall occur as close as possible to 90 degrees.
- The crossing shall not occur at a bend in a TCPL pipeline.
- TCPL may require the installation of permanent protective measures depending on site-specific conditions and engineering analyses.

General Conditions for Crossings of TCPL Pipelines by Highways, Private Roads and Railways:

- A highway or private road shall be constructed so that the travelled surface is no less than 1.5 metres above the top of the pipeline.
- The bottom of the ditches adjacent to roads should not be less than 1.4 metres above the top of the pipeline.
- Minimum cover for railway crossings (below base of rail) is 3.05 m for uncased pipe.

General Conditions for Crossings of TCPL Pipelines by Utilities:

- TransCanada shall retain the upper position in the crossing area.
- Minimum separation between buried facilities shall be 300mm (600mm during installation) for open cut excavations and 1000mm for horizontal directional drill installation methods.
- The utility depth shall be maintained for the entire width of the right-of-way.
- The utility shall have no bends within the pipeline right-of-way.
- The utility shall have no joints, splices or other connections within the TCPL pipeline right-of-way.
- Pipeline crossings should not be placed within 7 metres of a TCPL pipeline bend.

For crossings, it is recommended that the Applicant consult with TCPL as soon as possible through the third party crossings tool: <https://writtenconsent.tcenergy.com>.

9. The following link to TCPL's website provides additional information on approval requirements: <https://www.tcenergy.com/sustainability/safety/safe-digging/canada/landowners-and-neighbours/>
8. Storage of materials and/or equipment on TCPL's right-of-way is not permitted.

We can provide GIS shapefiles of TCPL's Prescribed Area throughout the study area, however a confidentiality agreement will be required prior to releasing the files. Please let us know if you are interested in this option.

Thank you for the opportunity to comment. Kindly forward future study details to [TCEnergy@mhbcplan.com](mailto:TCEnergy@mhbcplan.com). If you have any questions, please do not hesitate to contact our office.

Sincerely,

**MHBC**

A handwritten signature in black ink that reads "K. Webber". The signature is written in a cursive, flowing style.

Kaitlin Webber, MA  
Planner | MHBC Planning

*on behalf of TransCanada PipeLines Limited*



Thursday, February 8, 2024 at 11:41:54 Eastern Standard Time

---

**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1  
**Date:** Monday, January 29, 2024 at 4:58:51 PM Eastern Standard Time  
**From:** Tansony, Cheryl (MNRF)  
**To:** Erika Brown  
**CC:** Darren Fry, South Landfill Phase 2, Blair Shoniker, Elizabeth Duguay, Janet Oswald, Thornton, Ian (MNRF)  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png, image006.png

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Good afternoon Erika,

Thank you for following up. I was able to attend the second day meeting, however was having some microphone issues. I don't have any questions at this time.

The Phase 2 South Landfill lands are outside of the Niagara Escarpment Plan (NEP) Area and Niagara Escarpment Development Control (DC) Area, however, are adjacent to lands within the NEP and DC area. The NEC has an interest in ensuring there will be no impact to lands within the NEP area and may have permitting requirements, should any development/site alteration be proposed within DC.

I will continue to be the primary contact, however I have copied Ian Thornton, who is current acting as the NEC Planning Manager.

Kind regards,

**Cheryl Tansony**

Senior Planner | Niagara Escarpment Commission  
232 Guelph Street, Georgetown, Ontario, L7G 4B1  
905-703-5354 | [www.escarpment.org](http://www.escarpment.org)



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---

**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Sent:** January 24, 2024 3:03 PM

**To:** Tansony, Cheryl (MNRF) <[Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca)>

**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>

**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

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Good afternoon Cheryl,

I hope this email finds you well.

I am writing to ask whether the Niagara Escarpment Commission has any questions about the South Landfill Phase 2 Environmental Assessment at this time and if you would like to schedule a meeting with Walker – either virtually or in person – to discuss the project, given you were unable to attend the first Government Review Team meeting sessions in December. The December GRT meeting summary has been attached for your reference.

In addition, I understand that Kim Peters is no longer with NEC. Please let us know if she should be replaced on our project contact list with an additional team member or if you will be the primary contact.

Kind regards,  
Erika

**Erika Brown** (she/her)

**MEnv., RPP**

**Waste & Environmental Planner**

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**From:** Erika Brown

**Sent:** Monday, January 8, 2024 11:34 AM

**To:** [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca);

[stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca); [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca); [nancy.rutherford@ontario.ca](mailto:nancy.rutherford@ontario.ca); [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca); [erin.thompson@ontario.ca](mailto:erin.thompson@ontario.ca); [joerg.wittenbrinck@ontario.ca](mailto:joerg.wittenbrinck@ontario.ca); [Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca); [tracey.burton@ontario.ca](mailto:tracey.burton@ontario.ca); [melanie.johnson@ontario.ca](mailto:melanie.johnson@ontario.ca); [heather.watt@ontario.ca](mailto:heather.watt@ontario.ca); [christa.rigney@ontario.ca](mailto:christa.rigney@ontario.ca); [fuad.abdi@ontario.ca](mailto:fuad.abdi@ontario.ca); [Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); [Karen.Bellamy@dsbn.org](mailto:Karen.Bellamy@dsbn.org); [info@ncdsb.com](mailto:info@ncdsb.com); [laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca); [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); TC Energy <[tcenergy@mhbcpplan.com](mailto:tcenergy@mhbcpplan.com)>; [linda.beaulieu@tc.gc.ca](mailto:linda.beaulieu@tc.gc.ca); [proximity@cn.ca](mailto:proximity@cn.ca); [Liam.Smythe2@ontario.ca](mailto:Liam.Smythe2@ontario.ca); [sjohnstone@brocku.ca](mailto:sjohnstone@brocku.ca)

**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>

**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

Good morning Government Review Team,

Happy New Year!

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Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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**From:** Erika Brown  
**Sent:** Wednesday, December 6, 2023 4:14 PM  
**To:** [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca); [stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca); [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca); [nancy.rutherford@ontario.ca](mailto:nancy.rutherford@ontario.ca); [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca); [erin.thompson@ontario.ca](mailto:erin.thompson@ontario.ca); [joerg.wittenbrinck@ontario.ca](mailto:joerg.wittenbrinck@ontario.ca); [Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca);

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[christa.rigney@ontario.ca](mailto:christa.rigney@ontario.ca); [fuad.abdi@ontario.ca](mailto:fuad.abdi@ontario.ca); [Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca);  
[chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); [Karen.Bellamy@dsvn.org](mailto:Karen.Bellamy@dsvn.org); [info@ncdsb.com](mailto:info@ncdsb.com);  
[laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca); [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca);  
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**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>

**Subject:** Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

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Thursday, February 8, 2024 at 11:17:53 Eastern Standard Time

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**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1  
**Date:** Wednesday, January 31, 2024 at 11:58:42 AM Eastern Standard Time  
**From:** Erika Brown  
**To:** CKelly@seaway.ca  
**CC:** Darren Fry, Elizabeth Duguay, South Landfill Phase 2, Blair Shoniker, Janet Oswald  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png, 12567140-Walker South Landfill Phase 2-GRT Meeting 1 Summary.pdf

**CAUTION: External email. Only open links/attachments from known senders**

Good morning Cassie,

I hope this email finds you well.

I am writing to ask whether the St. Lawrence Seaway Management Corporation has any questions about the South Landfill Phase 2 Environmental Assessment at this time and if you would like to schedule a meeting with Walker – either virtually or in person – to discuss the project, given you were unable to attend the first Government Review Team meeting sessions in December. The December GRT meeting summary has been attached for your reference.

Kind regards,  
Erika

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

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**From:** Erika Brown  
**Sent:** Monday, January 8, 2024 11:34 AM  
**To:** [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca);  
[stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca);

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[sjohnstone@brocku.ca](mailto:sjohnstone@brocku.ca)

**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>;  
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**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>

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January 08, 2024

Subject/Client:	Walker South Landfill Phase 2 EA	GRT Meeting #1	Ref. No.	12567140
From:	Erika Brown		Tel:	416 866-2351
Venue/Date/Time:	Virtual meeting December 19 (Session 1), and December 20 (Session 2), 2023, 11:00am-12:00pm			

**Attendees:**

Session 1:

- Karla Barboza, Team Lead - Heritage, Ministry of Citizenship and Multiculturalism (MCM)
- Liam Smythe, Heritage Planner, MCM
- Stephen Deneault, Project Officer, Ministry of Environment, Conservation and Parks (MECP)
- Fariha Pannu, Manager, MECP (Industrial Wastewater Approvals)
- Rick Li, Senior Waste Engineer, MECP (Waste Approvals)
- Jason Fair, Policy Advisor, MECP (Climate Change Mitigation)
- Shereen Panesar, Senior Policy Advisor, MECP (Climate Change Adaptation)
- Joan Del Villar Cuicas, Environmental Resource Planner & EA Coordinator, MECP (Project Review)
- Mohammad Sajjad Khan, Surface Water Specialist Group Lead, MECP (Surface Water Unit)
- Rina Kulathinal, Manager, Ministry of Transportation (Engineering Program Delivery Central)
- Christa Rigney, Regional Planner, Ministry of Natural Resources and Forestry (Land Use Planning Unit)
- Kaitlin Webber, Planner, TC Energy (MHBC)
- Scott Johnstone, Associate Vice-President, Infrastructure & Operations, Brock University
- Darren Fry, Project Director, Walker
- Elizabeth Duguay, Planning & Community Engagement Lead, Walker
- Blair Shoniker, Project Director & Strategic Advisor, GHD
- Erika Brown, Project Manager & EA Lead, GHD

Session 2:

- Aziz Ahmed, Manager, MECP (Municipal Water & Wastewater Permissions)
- Ron Nielsen, Senior Policy Advisor, MECP (Policy Development)
- Sarah Day, Water Resources Supervisor, MECP (Technical Support Section)
- Mohsen Keyvani, Manager, MECP (Waste Approvals)
- Cheryl Tansony, Senior Planner, Niagara Escarpment Commission
- Colleen Bain, Senior Watershed Planner, Niagara Peninsula Conservation Authority
- Darren Fry, Project Director, Walker
- Elizabeth Duguay, Planning & Community Engagement Lead, Walker
- Erika Brown, Project Manager & EA Lead, GHD
- Janet Oswald, EA Coordinator, GHD



## Topics Discussed

---

1. Introductions
  2. Meeting Objectives
  3. Overview of Walker & Proposed Project – South Landfill Phase 2
  4. Environmental Assessment & Approvals Process
  5. Municipal Land Use
  6. Role of the Government Review Team
  7. Draft Terms of Reference & Supporting Document
  8. Schedule & Next Steps
- A GRT meeting will be scheduled prior to release of the working draft Terms of Reference (winter 2024)

## Questions/ Comments

---

What is the overall timeline for the project?

- There are 8 years of capacity remaining at the South Landfill and 5 to 7 years of extraction remaining at the Southeast Quarry, therefore Walker is seeking to have approvals in place for this project by 2032.

Which Indigenous communities are you consulting with and how are you conducting the outreach?

- Consultation is taking place with the Mississaugas of the Credit First Nation (MCFN), Six Nations of the Grand River (SNGR), and the Haudenosaunee Development Institute (HDI). Additionally, Walker has reached out to the Métis Nation of Ontario (MNO) and the Niagara Regional Native Centre.
- Calls were made to MCFN, SNGR, MNO, and Niagara Regional Native Centre.
- The Notice of Commencement was sent to MCFN, SNGR, HDI, and Niagara Regional Native Centre.

What consultation is taking place with lower and upper tier municipalities?

- Consultation is taking place with Niagara Region, City of Niagara Falls (host municipality), City of Thorold, Town of Niagara-on-the-Lake, and City of St. Catharines.
- An introductory meeting has been held with Niagara Region and City of Niagara Falls, which focused on the EA process.

Will climate change be considered during the EA process?

- The EA will include both an assessment of climate impacts as well as a discussion/consideration of climate adaptations. The EA Report will include a dedicated section on these items in addition to supporting information in the technical reports.

Attachments: Meeting Presentation

---



→ December 19 & 20, 2023

**Walker South Landfill Phase 2 EA  
GRT Meeting #1  
Terms of Reference**

**Welcome**

# Agenda

- **Introductions**
- **Meeting Objectives**
- **Overview of Walker & Proposed Project – South Landfill Phase 2**
- **Environmental Assessment & Approvals Process**
- **Municipal Land Use**
- **Role of the Government Review Team**
- **Draft Terms of Reference & Supporting Document**
- **Schedule & Next Steps**

# Introductions

# Introductions

## **Proponent:** Walker Environmental Group Inc. (Walker)

- Project Director: Darren Fry
- VP, Government & Community Relations: Chris Breen
- Planning & Community Engagement Lead: Elizabeth Duguay
- Project Support Specialist: Leticia Koole

## **Primary Consultant:** GHD

- Project Advisor: Blair Shoniker
- Project Manager: Erika Brown
- Project Coordinator: Janet Oswald

# Meeting Objectives

# Meeting Objectives

- Introduce Walker and the services they provide for the Niagara community
- Describe the South Landfill Phase 2 Project
- Provide an overview of the approvals process
- Outline the role of the Government Review Team

# Overview of Walker



# South Landfill Phase 2

Environmental Assessment



# Walker Overview

Building a sustainable future, **together.**



## Part of the Niagara Community for 136+ Years

- Fifth-generation, Niagara based family-owned company
- 1,200+ employees



## Innovative Campus

- Integrated Resource Management Campus
- Safely managed Niagara's waste for over 40 years



## Committed to Resource Recovery

- Recover & repurpose landfill-bound waste into sustainable materials & products



# Walker's Resource Management Campus



## More than a landfill

A dynamic operation that efficiently manages waste and sustainably recovers resources.

### Campus Operations Include:

- A** Residential Drop-off
- B** Niagara Compost Facility
- C** Resource Recovery Area
- D** N-Viro® Biosolids Facility
- E** Agricultural Rehabilitation
- F** Landfill Gas to Energy Facility
- G** Aggregates Recycling & Processing Area
- H** South Landfill



# Project Overview

Planning for long-term waste disposal capacity is increasingly important.

Despite recycling and green bin composting efforts, landfill space is still needed for non-recyclable materials.

## Phase 2 Development of the South Landfill

- State-of-the-art engineered landfill
- Designed with exceptional safety & environmental controls
- Accepts solid non-hazardous waste only
- Located immediately east of the current landfill operations
- Existing waste management infrastructure, such as the site entrance will not change





# Project Location

## Key Facility Information



1.1 million tonnes of waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~ 500 jobs supported

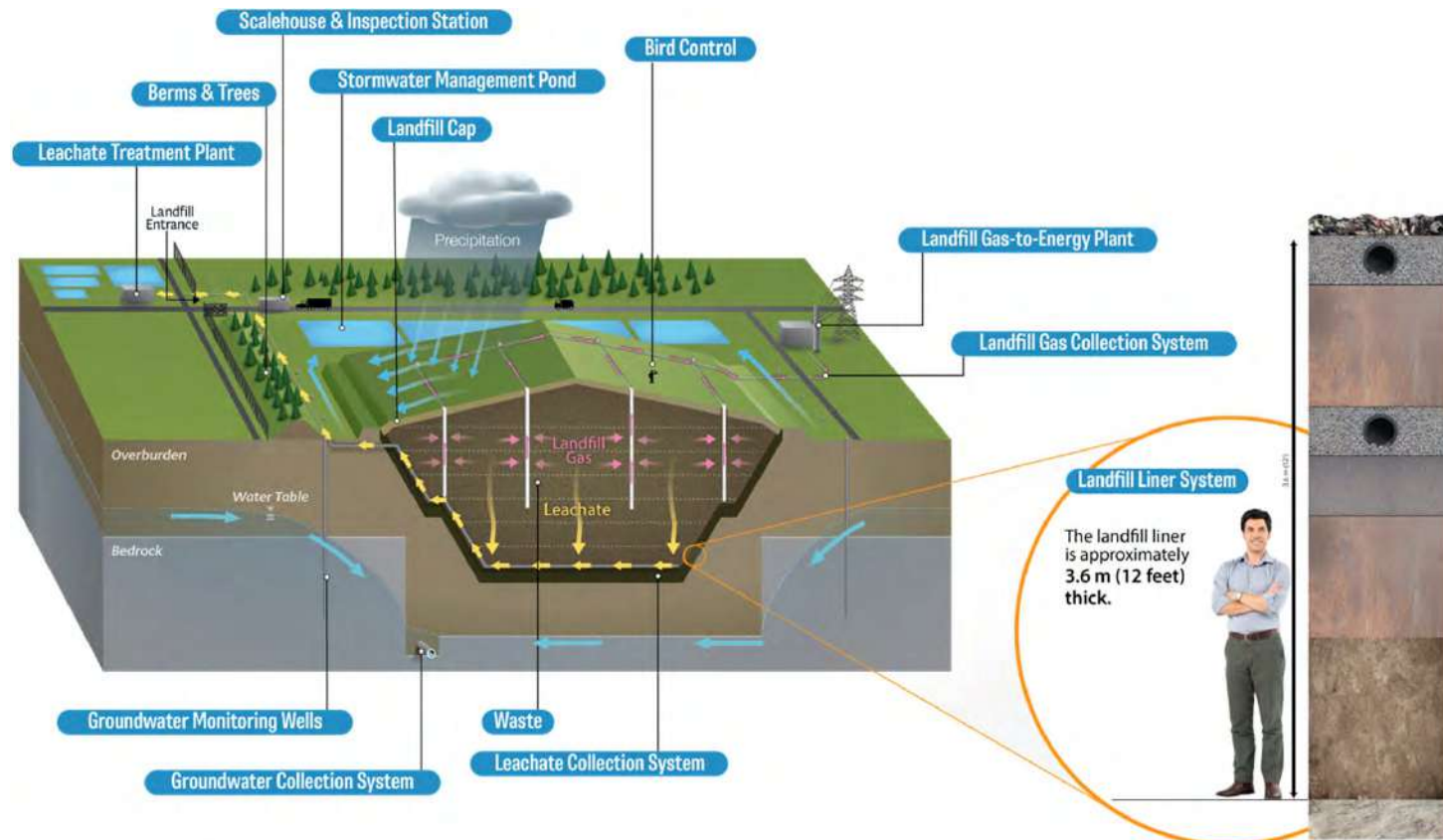


Renewable energy to power the equivalent of 10,000 homes

# Designed & Operated to the highest standard

## Key Features

- 12-foot multi-layer liner
- Leachate collection & treatment system
- Landfill gas collection system
- 0.75 m thick final landfill cap



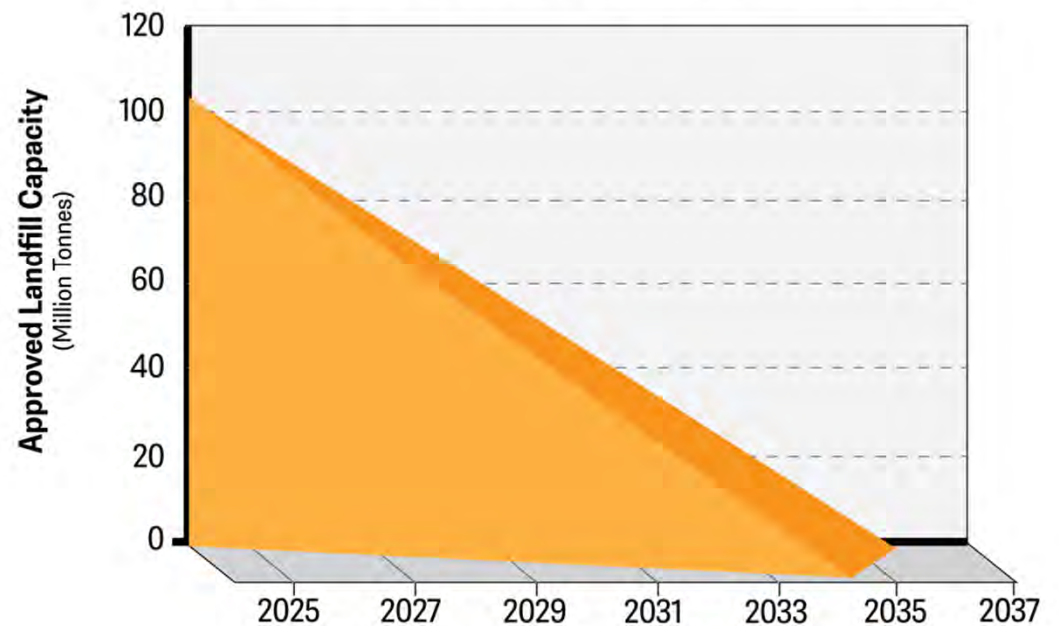
# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Ontario is expected to run out of landfill capacity by 2035

- Existing landfills are quickly filling up
- Population & waste generation are increasing
- It takes up to 10 years to develop new landfill capacity

ONTARIO'S REMAINING LANDFILL CAPACITY



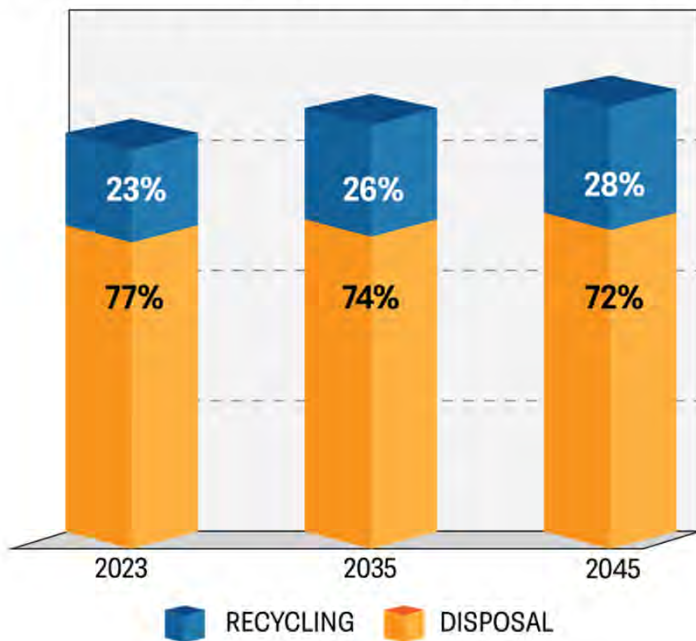
<https://www.owma.org/articles/2019-owma-landfill-report>



# Niagara's Waste Disposal Solution

South Landfill Phase 2

## ONTARIO'S RECYCLING & DISPOSAL RATES



<https://www.amo.on.ca/policy/land-use-planning-resources-and-climate-change/amos-baseline-waste-and-recycling-report-and>

**Despite recycling efforts, there will still be materials requiring safe disposal**

- Even with increased recycling and Green Bin composting, landfills are still needed to safely manage residual waste



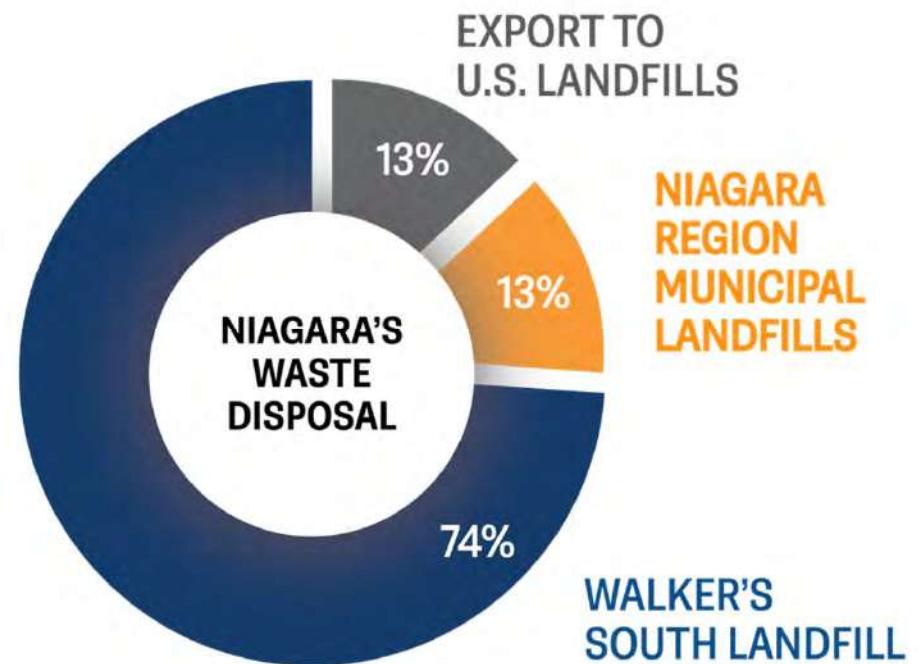


# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Niagara is no exception, additional disposal capacity is needed

- Over 2/3 of Niagara's waste is currently managed at the South Landfill, which is expected to reach capacity by 2030



\* Based on historical recycling trends



# Supporting Niagara for over 136 years



## Jobs & Employment

Supporting ~500 jobs in Niagara through our current waste management & resource recovery operations



## Community Giving

Donations & giving totalling over \$1.4 million annually to charities, community groups, and infrastructure



## Volunteering

Providing employees 2 paid volunteer days per year to support local community initiatives



## Awareness & Education

Supporting educational activities by participating in community events, giving tours and presentations, and through partnerships



# **Environmental Assessment Process**

# Landfill Approvals Process Overview

## **Environmental Assessment Act**

- Impact Assessment (Landfills required a Comprehensive EA vs Streamlined EA)
- Planning level instrument & detail
- Approved by Minister/Cabinet

## **Environmental Protection Act (EPA)**

- Environmental Compliance Approvals (ECA)
- Other Acts – OWRA (Water), ARA (Quarry)
- Approved by Directors

## **Local Approvals (Official Plan, etc.)**

- Official Plan Amendment
- Site Plan Approval, Road Entrance Permits
- Approved by Municipal Council

# Environmental Assessment

## A Two-Step Planning & Decision-Making Process

### Step 1

#### Terms of Reference (ToR)

- Serves as a roadmap for what will be studied in the EA & outlines the public consultation that will take place

### Step 2

#### Environmental Assessment (EA)

- Scientific studies identifying the effects of the project & proposed mitigation measures



# Need & Rationale

- Through its Business Case, Walker has identified the Need for continuing to operate the South Landfill at its Niagara Campus
- As a private sector Proponent with a current facility, there are a limited number of ways of approaching or dealing with the opportunity to increase residual waste disposal capacity
- Most reasonable way of approaching this opportunity is to increase capacity at the existing, permitted, and operational facility



# Alternatives To the Undertaking

- Do nothing
  - Does not satisfy the established need
- **Expand landfill capacity at Walker's Niagara Campus**
- Establish a new landfill elsewhere
  - Significant barriers
- Other (Export Waste, Thermal, etc.)
  - Not feasible for Walker as a private sector proponent

# Alternative Methods

- Describes the different ways of doing/ achieving the same activity
- Satisfies the Environmental Assessment (EA) Act requirement for a Proponent to identify and evaluate a reasonable range of alternatives
- Includes alternative site configurations to be evaluated in the EA
- Requires a comparative evaluation to be conducted

## The ToR will:

- Set the framework for the type of Alternative Methods to be evaluated in the EA phase (i.e., alternative site configurations).
- Set the evaluation criteria and methodology that will be utilized to assess and compare the Alternative Methods within the EA phase to satisfy the EA Act requirements to “*evaluate the advantages and disadvantages to the environment of the Alternative Methods of carrying out the undertaking*”



# Technical Studies to be Completed in the EA

- As part of the EA, numerous scientific studies will take place to
- Ensures Phase 2 will be protective of the environment while continuing to provide the community with safe and reliable waste disposal services



**Agriculture**



**Air Quality**



**Archaeology**



**Cultural Heritage**



**Cumulative Effects**



**Ecology**



**Economic**



**Noise**



**Social**



**Surface Water &  
Groundwater**



**Traffic**



**Visual**

# Consultation

## Stakeholder Consultation:



- Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments and questions.
- Consultation opportunities are planned throughout the EA and will be advertised in local newspapers on the project website, by direct mail and/or email.

# Consultation

## Proposed Plan For Consulting During the EA

### Proposed Consultation Methods



#### Website

A dedicated project website is available online.

**[southlandfillphase2.com](http://southlandfillphase2.com)**



#### Email

A dedicated project email has been created.

**[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)**



#### Phone

A toll-free phone line for questions related to the EA is available.

**1-866-699-9425**



#### Events

Public information sessions, open houses and stakeholder meetings.

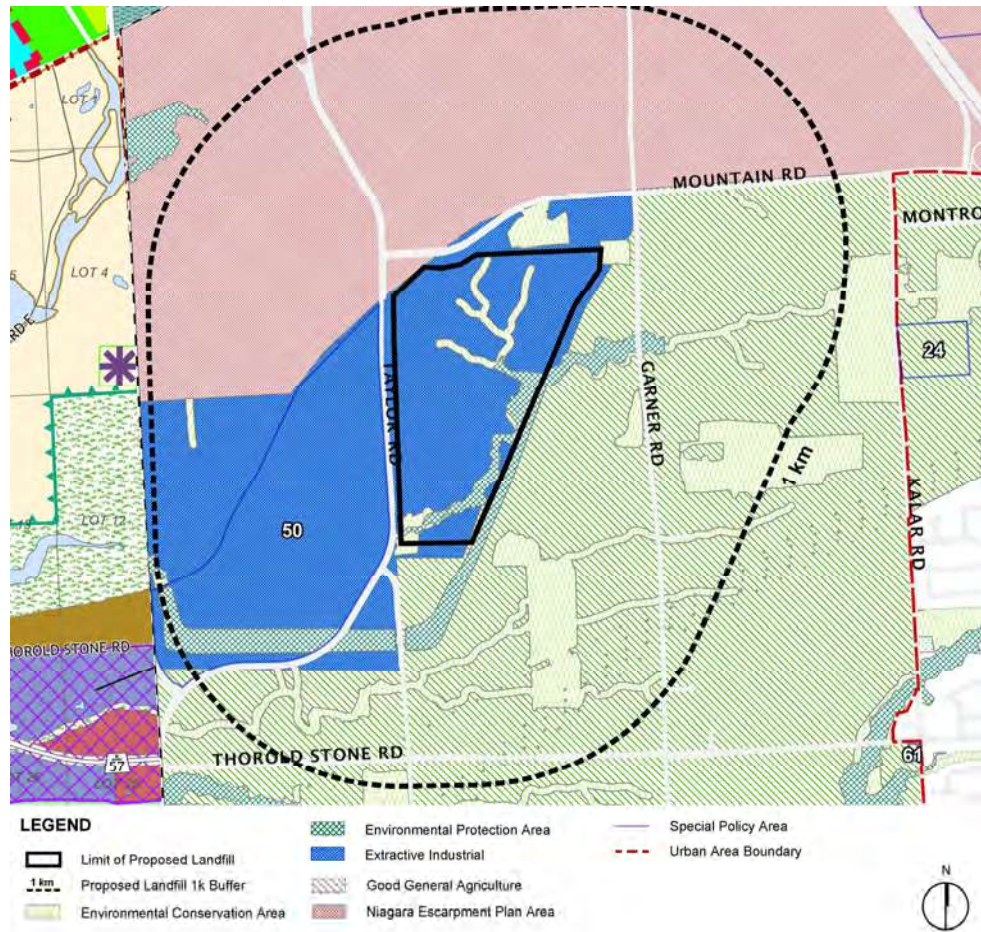
# Consultation

## Public Open House #1

- Held last Thursday (December 14<sup>th</sup>, 2023), 4:00-8:00pm
- Approximately 45 attendees
- Key issues raised:
  - Length of process
  - End use of quarry
  - Noise
  - Property value protection
  - Litter
  - Dust
  - Odour
  - Visual
  - Traffic
  - Location (proximity)
  - Community benefit
  - Consultation

# **Municipal Land Use**

# Niagara Region



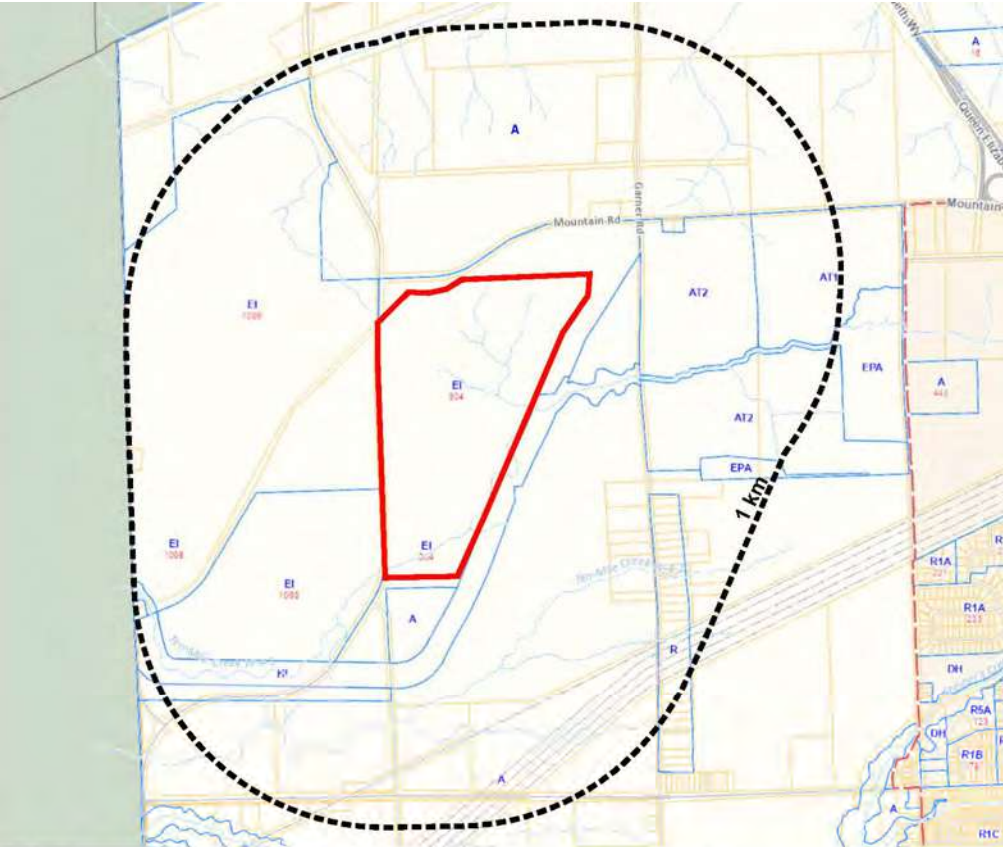
## Current land use designation

- Schedule H of the NROP identifies the subject lands as a Licenced Aggregate Operation in line with the existing use of the site
- An Official Plan Amendment will be required to permit waste disposal within the Extractive Industrial designation at the site

## Surrounding land use designations

- The Proposed Landfill lands are shown to be situated outside of identified urban and growth areas
- Narrow sections along the eastern boundary of the Proposed Landfill lands are shown to be part of the Natural Environment System (Schedule C1 and C2)

# City of Niagara Falls



**LEGEND**

Limit of Proposed Landfill	<b>AT</b> Agri-Tourism Zone	<b>R4</b> Residential Low Density Grouped Multiple Dwelling Zone
Proposed Landfill 1k Buffer	<b>R</b> Rural Zone	<b>R5A</b> Residential Apartment Zone
Extractive Industrial Zone	<b>R1A</b> Residential 1A Density Zone	<b>DH</b> Development Holding Zone
Agricultural Zone	<b>R1B</b> Residential 1B Density Zone	<b>EPA</b> Environmental Protection Area Zone
	<b>R1C</b> Residential 1C Density Zone	
	<b>R1D</b> Residential 1D Density Zone	



- The Proposed Landfill lands are primarily designated as Extractive Industrial in the NFOP
- With areas designated as Environmental Conservation Area and Environmental Protection Area along the eastern portion of the site

- The Proposed Landfill lands are zoned as Extractive Industrial Zone
- A Zoning By-law Amendment to permit a waste disposal site, landfill, will be required

# **Role of the Government Review Team**



# Role of the Government Review Team

- Provide information and guidance within mandated areas of responsibility
- Provide consistent advice throughout the decision-making process or relevant reasons if positions change
- Participate in the government review of the proposed Terms of Reference

# **Draft Terms of Reference & Supporting Document**

# Draft Terms of Reference & Supporting Document

## ToR & Appendices

- Rationale for Undertaking
- Alternatives To the Undertaking
- Preliminary description of the environment
- Proposed assessment and evaluation methodology
- Consultation

## Supporting Document

- Business Case: Need/Rationale and Alternatives To the Undertaking

# **Schedule & Next Steps**

# Next Steps

- We will be seeking input and comments on the Draft ToR once released (winter 2024)
- Follow-up meeting with GRT will be scheduled prior to the release of the Draft ToR
- Update and finalize the ToR based on comments received and issue for formal review (summer 2024)
- Contact Information:

**Darren Fry, Walker**

Email: [Dfry@walkerind.com](mailto:Dfry@walkerind.com)

Office: 1-866-699-9425

**Erika Brown, GHD**

Email: [Erika.Brown@GHD.com](mailto:Erika.Brown@GHD.com)

Office: 416 866 2351





**\* Thank You**

**→ [ghd.com](https://ghd.com)**

**Subject:** FW: NPCA Preliminary Comments RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1  
**Date:** Monday, February 26, 2024 at 12:13:37 PM Eastern Standard Time  
**From:** Darren Fry <DFry@walkerind.com>  
**To:** Leticia Koole <LKoole@walkerind.com>  
**Attachments:** image006.png, image007.png, image008.png, image009.png, image010.png, image011.png, NPCA Preliminary Comments - 2024-02-26 - PLEA202301415, Walker Environmental South Landfill Phase 2 EA.pdf

RoC Agencies

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**From:** Colleen Bain <[CBain@npca.ca](mailto:CBain@npca.ca)>  
**Sent:** Monday, February 26, 2024 12:05 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** NPCA Preliminary Comments RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

**CAUTION: External email. Only open links/attachments from known senders**

Good morning Darren,

I hope you're doing well! My apologies for the delay, please see the attached letter with NPCA's preliminary comments regarding the Walker Environmental Group – South Landfill Phase 2 Environmental Assessment, Notice of Commencement.

Should you have any questions, please feel free to reach out to discuss.

Kind regards,



Colleen Bain, MES Planning  
Senior Watershed Planner, Environmental Planning & Policy  
**Niagara Peninsula Conservation Authority (NPCA)**  
250 Thorold Road West, 3<sup>rd</sup> Floor | Welland, ON L3C 3W2  
  
905.788.3135 | extension 275  
[www.npca.ca](http://www.npca.ca)  
[cbain@npca.ca](mailto:cbain@npca.ca)

---

**From:** Sarah Mastroianni <[smastroianni@npca.ca](mailto:smastroianni@npca.ca)>  
**Sent:** Thursday, December 7, 2023 10:22 AM

**To:** David Deluce <[ddeluce@npca.ca](mailto:ddeluce@npca.ca)>; Colleen Bain <[CBain@npca.ca](mailto:CBain@npca.ca)>

**Subject:** FW: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1



**Sarah Mastroianni**  
Manager, Planning and Permits

**Niagara Peninsula Conservation Authority (NPCA)**  
250 Thorold Road West, 3<sup>rd</sup> Floor | Welland, ON L3C 3W2

905.788.3135 Ext. 249  
[www.npca.ca](http://www.npca.ca)  
[smastroianni@npca.ca](mailto:smastroianni@npca.ca)

---

**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>

**Sent:** Wednesday, December 6, 2023 4:14 PM

**To:** [Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca); [Cheryl.Tansony@ontario.ca](mailto:Cheryl.Tansony@ontario.ca); Sarah Mastroianni <[smastroianni@npca.ca](mailto:smastroianni@npca.ca)>; [stephen.deneault@ontario.ca](mailto:stephen.deneault@ontario.ca); [kim.groombridge@ontario.ca](mailto:kim.groombridge@ontario.ca); [Indigenous.Relations@ontario.ca](mailto:Indigenous.Relations@ontario.ca); [omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca); [nancy.rutherford@ontario.ca](mailto:nancy.rutherford@ontario.ca); [karla.barboza@ontario.ca](mailto:karla.barboza@ontario.ca); [erin.thompson@ontario.ca](mailto:erin.thompson@ontario.ca); [joerg.wittenbrinck@ontario.ca](mailto:joerg.wittenbrinck@ontario.ca); [Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca); [tracey.burton@ontario.ca](mailto:tracey.burton@ontario.ca); [melanie.johnson@ontario.ca](mailto:melanie.johnson@ontario.ca); [heather.watt@ontario.ca](mailto:heather.watt@ontario.ca); [christa.rigney@ontario.ca](mailto:christa.rigney@ontario.ca); [fuad.abdi@ontario.ca](mailto:fuad.abdi@ontario.ca); [Rina.Kulathinal@ontario.ca](mailto:Rina.Kulathinal@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); [Karen.Bellamy@dsbn.org](mailto:Karen.Bellamy@dsbn.org); [info@ncdsb.com](mailto:info@ncdsb.com); [laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca); [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)

**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>

**Subject:** Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Government Review Team Meeting #1

Good afternoon Government Review Team,

The Notice of Commencement of the Terms of Reference and Open House #1 for the Walker Environmental Group (Walker) South Landfill Phase 2 Environmental Assessment (EA) was issued on November 30. We will be hosting a virtual meeting exclusively for Government Review Team (GRT) members to learn more about the South Landfill Phase 2 EA and ask specific questions related to your agency's mandate of the Project Team. We are providing two options for GRT members to participate in this meeting, as follows:

**Government Review Team Meeting #1 – Session #1**

- **Tuesday, December 19, 11am – 12pm**

**Government Review Team Meeting #1 – Session #2**

- **Wednesday, December 20, 11am – 12pm**

Meeting requests for both sessions will follow this email. The agenda and material presented at both sessions will be identical – please accept whichever best suits your schedule. In the event that a number of GRT members are unable to attend either session, we will schedule an additional repeat session in the



New Year.

Kind regards,  
Erika

**Erika Brown** (she/her)  
**MEnv., RPP**  
**Waste & Environmental Planner**

**GHD**  
**Proudly employee-owned | [ghd.com](http://ghd.com)**  
70 York Street, Suite 801, Toronto, Ontario M5J 1S9  
D 416 866 2351 | T 416 360 1600 | E [erika.brown@ghd.com](mailto:erika.brown@ghd.com)

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Niagara Peninsula  
**CONSERVATION**  
*nature for all*

February 26, 2024

Via Email Only

Darren Fry, Project Director  
Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
Thorold, ON L2E 6S4

NPCA File: PLEA202301229

To Darren Fry,

**Re: Niagara Peninsula Conservation Authority (NPCA) Preliminary Comments  
Walker Environmental Group  
South Landfill Phase 2 Environmental Assessment  
Notice of Commencement of Terms of Reference & Open House #1**

---

**Proposal**

NPCA has received the above noted Notice of Commencement of Terms of Reference & Open House #1, which notes that Walker has initiated an Environmental Assessment for Phase 2 of its South Landfill, which would include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years. NPCA staff have reviewed the Notice and offer the following preliminary comments.

**Ontario Regulation 155/06**

NPCA regulates watercourses, flood plains (up to the 100 year flood level), Great Lakes shorelines, hazardous land, valleylands, and wetlands under *Ontario Regulation 155/06* of the *Conservation Authorities Act*. The *NPCA Policy Document: Policies for Planning and Development in the Watersheds of the Niagara Peninsula Conservation Authority, November 18, 2022* (NPCA Policies) provides direction for managing NPCA regulated features. Please note that all work done within a NPCA Regulated area will require a NPCA Permit, and must be in conformance with NPCA's Policy Document, specifically Sections 2.5 Environmental Assessments and 10 Policies for Infrastructure:

[https://npca.ca/images/uploads/common/NPCA\\_Policy\\_Document\\_-\\_Nov\\_18\\_2022\\_Office\\_Consolidation.pdf](https://npca.ca/images/uploads/common/NPCA_Policy_Document_-_Nov_18_2022_Office_Consolidation.pdf).



Niagara Peninsula  
**CONSERVATION**  
*nature for all*

Following an internal review, staff have concluded that the subject area contains the following NPCA regulated features and hazards:

- Ten Mile Creek with associated flooding and erosion hazards; and
- Remnants of wetlands.

NPCA's current mapping is outdated and shows portion of the Ten Mile Creek Wetland Complex that have been removed through past planning and regulatory approvals. Staff are in the process of updating our mapping for this area.

Staff recommend that a formal information request to NPCA be completed for any other information we have regarding this area (i.e., natural heritage data).

**Conclusion**

NPCA staff hopes this information is helpful. If you have any questions or would like to discuss further, please contact the undersigned.

Sincerely,

A handwritten signature in black ink, appearing to read 'CBain', is placed above the typed name.

Colleen Bain, MES Planning  
Senior Watershed Planner,  
Environmental Planning and Policy, NPCA  
cbain@npca.ca

**Ministry of the Environment  
Conservation & Parks  
Correspondence**

Wednesday, February 14, 2024 at 10:45:42 Eastern Standard Time

---

**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1  
**Date:** Friday, December 1, 2023 at 9:57:18 AM Eastern Standard Time  
**From:** Darren Fry  
**To:** 'Deneault, Stephen (MECP)'  
**Attachments:** image001.jpg, image002.png, image003.png, image004.png, image005.png, image006.png

Good morning Stephen,

We have successfully announced the start of the EA for the Phase 2 of the South Landfill. If you are free for a call today, I'm happy to provide a quick update on our outreach and initial feedback. I'm free all day.

Our project website is live at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Regards,  
Darren

---

**From:** Deneault, Stephen (MECP) <[Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)>  
**Sent:** Friday, December 1, 2023 9:53 AM  
**To:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

**CAUTION: External email. Only open links/attachments from known senders**

Thank you Erika and Darren, notice received.

Kind regards,  
Stephen

**Stephen Deneault** (he/him) | Project Officer  
Environmental Assessment Services | Environmental Assessment Branch  
**Ministry of the Environment, Conservation and Parks** | 135 St. Clair Avenue West,  
Toronto, ON M4V 1P5  
☎: 437-247-3443 | ✉: [Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)



---

**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>  
**Sent:** November-30-23 11:59 AM  
**To:** Peters, Kim (MNRF) <[Kim.Peters@ontario.ca](mailto:Kim.Peters@ontario.ca)>; [amaraine.laven@ontario.ca](mailto:amaraine.laven@ontario.ca); [smastroianni@npca.ca](mailto:smastroianni@npca.ca);

Deneault, Stephen (MECP) <[Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)>; Groombridge, Kim (She/Her) (MECP) <[Kim.Groombridge@ontario.ca](mailto:Kim.Groombridge@ontario.ca)>; Ministry of Indigenous Affairs (IAO) <[indigenous.affairs@ontario.ca](mailto:indigenous.affairs@ontario.ca)>; omafra.eanotices (OMAFRA) <[omafra.eanotices@ontario.ca](mailto:omafra.eanotices@ontario.ca)>; Barboza, Karla (She/Her) (MCM) <[Karla.Barboza@ontario.ca](mailto:Karla.Barboza@ontario.ca)>; Minkin, Dan (MCM) <[Dan.Minkin@ontario.ca](mailto:Dan.Minkin@ontario.ca)>; Thompson, Erin (She/Her) (MEDJCT) <[Erin.Thompson@ontario.ca](mailto:Erin.Thompson@ontario.ca)>; Wittenbrinck, Joerg (ENERGY) <[Joerg.Wittenbrinck@ontario.ca](mailto:Joerg.Wittenbrinck@ontario.ca)>; Di Cosmo, Michael (ENERGY) <[Michael.DiCosmo@ontario.ca](mailto:Michael.DiCosmo@ontario.ca)>; Burton, Tracey (MINES) <[Tracey.Burton@ontario.ca](mailto:Tracey.Burton@ontario.ca)>; Johnson, Melanie (MINES) <[Melanie.Johnson@ontario.ca](mailto:Melanie.Johnson@ontario.ca)>; Watt, Heather (MMAH) <[Heather.Watt@ontario.ca](mailto:Heather.Watt@ontario.ca)>; Southern Region Planning Inbox (MNRF) <[SR.Planning@ontario.ca](mailto:SR.Planning@ontario.ca)>; Abdi, Fuad (SOLGEN) <[Fuad.Abdi@ontario.ca](mailto:Fuad.Abdi@ontario.ca)>; [jason.white@ontario.ca](mailto:jason.white@ontario.ca); [chiefofpolice@niagarapolice.ca](mailto:chiefofpolice@niagarapolice.ca); Bellamy, Karen <[karen.bellamy@dsbn.org](mailto:karen.bellamy@dsbn.org)>; [info@ncdsb.com](mailto:info@ncdsb.com); Laverdiere, Michel <[laverdierem@csviamonde.ca](mailto:laverdierem@csviamonde.ca)>; [firechief@niagarafalls.ca](mailto:firechief@niagarafalls.ca); [terry.dixon@thorold.ca](mailto:terry.dixon@thorold.ca); [skaufmann@brocku.ca](mailto:skaufmann@brocku.ca); [skennedy@niagaracollege.ca](mailto:skennedy@niagaracollege.ca); [robert.clavering@ec.gc.ca](mailto:robert.clavering@ec.gc.ca); [CKelly@seaway.ca](mailto:CKelly@seaway.ca); [EnviroOnt@tc.gc.ca](mailto:EnviroOnt@tc.gc.ca)

**Cc:** [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com); Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>

**Subject:** Walker Environmental Group – South Landfill Phase 2 Environmental Assessment: Notice of Commencement of Terms of Reference and Open House #1

**CAUTION -- EXTERNAL E-MAIL - Do not click links or open attachments unless you recognize the sender.**

Good morning Government Review Team,

This email is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,  
Erika Brown, on behalf of:

**Darren Fry**  
**Project Director**

**Walker Environmental Group**  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)  
Website: [southlandfillphase2.com](http://southlandfillphase2.com)

**Erika Brown** (she/her)  
MEnv., RPP  
Waste & Environmental Planner

**GHD**  
Proudly employee-owned | [ghd.com](http://ghd.com)  
70 York Street, Suite 801, Toronto, Ontario M5J 1S9  
D 416 866 2351 | T 416 360 1600 | E [erika.brown@ghd.com](mailto:erika.brown@ghd.com)

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# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)



Wednesday, February 14, 2024 at 09:15:18 Eastern Standard Time

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**Subject:** South Landfill Phase 2 - NOC Newspaper Clippings  
**Date:** Thursday, December 7, 2023 at 11:14:26AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** Deneault, Stephen (MECP)  
**CC:** Darren Fry, Evers, Andrew (MOECC)  
**Attachments:** 2023.11.30 - Dailies - NOC.pdf, 2023.11.30 - The Lake Report - NOC.pdf

Hi Stephen,

The Notice of Commencement newspaper clippings for the South Landfill Phase 2 EA are attached as per your request.

Thank you,  
Leticia

BRIEFS

CANADA

‘Convoy’ trial continues

Defence lawyers for two “Freedom Convoy” organizers continued to reinforce their position Wednesday in the central question of their criminal trial: whether or not the 2022 protest that gridlocked Canada’s national capital for weeks was a legal expression of Charter rights. Chris Barber and Tamara Lich, two of the most prominent leaders of the protest, have maintained that their only objective throughout the convoy was to organize and oversee a peaceful and legal demonstration, and they encouraged people to follow the law. The two are both charged with mischief and intimidation, and also face multiple charges that involve counselling others to break the law.

ONTARIO

All incidents not reportable

Canada’s largest school board says it has moved away from communicating every hate- or racism-related incident to school communities after finding that letters about the cases could lead to further harm. Toronto District School Board spokesperson Ryan Bird says the board decided more than a year ago to reduce the frequency of distributing letters to school communities because the communications often led to the “identification, surveillance, and stigmatization of the specific students who may have been involved.” He says the board also found that communication about such incidents also had the effect of prompting additional “copycat” incidents. Bird says the board takes all the allegations of hate and racism “very seriously” and it investigates such incidents.

NEWS SERVICES

HOUSING



High immigration worsening Canadian crisis, majority say

NOJOU AL MALLEES

OTTAWA A large majority of Canadians agree that higher immigration is fuelling the housing crisis and putting pressure on the health-care system, a new Leger poll suggests.

New federal voting intention numbers from the polling firm also show that the Conservatives are maintaining their sizable lead over the governing Liberals.

The polling, conducted from Friday to Sunday, found that about three-quarters of respondents agreed the increase in immigrants is adding strain to both the housing market and health-care system.

Nearly two-thirds of respondents, or 63 per cent, said the volume of newcomers is also adding pressure to the country’s education systems.

But the poll shows that Canadians see some benefits to higher immigration, too.

About three-quarters of respondents agreed that higher immigration contributes to the cultural diversity of the country, and 63 per cent said the arrival of young im-

migrants contributes to the workforce and tax base, which supports older generations.

Leger polled 1,529 people online. While the results were statistically weighted, they cannot be assigned a margin of error because online polls are not considered truly random samples.

The survey results underline the mixed feelings Canadians have about the effect of immigration on the country.

At the same time, this signals a shift in public sentiment on immigration, as the country grapples with affordability challenges and problems with the delivery of public services.

In 2022, Canada’s population grew by more than a million people, a number that included 607,782 non-permanent residents and 437,180 immigrants.

Leger finds that compared to March 2022, the proportion of Canadians who say they want the country to welcome more immigrants than it has the past has fallen from 17 per cent to nine per cent.

THE CANADIAN PRESS

Multigenerations living under one roof is becoming increasingly common, Statistics Canada’s latest tranche of census data revealed Wednesday.

COLE BURSTON  
THE CANADIAN PRESS  
FILE PHOTO

Alleged murder plotter was directed by India, U.S. says

THE CANADIAN PRESS

OTTAWA American prosecutors say a man allegedly involved in a murder plot against a Sikh activist on U.S. soil also discussed the killing of Canadian Hardeep Singh Nijjar, just hours after Nijjar was gunned down outside a British Columbia temple.

The murder-for-hire indictment against Nikhil Gupta, 52, says he told an undercover officer who he thought was a hit man that Nijjar “was also the target,” and because he was dead, there was “no need to wait” on the next killing.

The indictment says Gupta was recruited by an Indian government employee to orchestrate the killing of the activist, who isn’t named in the document, but has previously been identified by U.S. officials as Gurpatwant Singh Pannun.

The indictment unsealed in Manhattan Federal Court says Gupta told an undercover officer the day after Nijjar’s murder in Surrey, B.C., last June that “we have so many targets.”

It says the plot was directed by an Indian government employee who has described himself as a “senior field officer” with responsibilities in “security management” and “intelligence.”

Pannun, a dual U.S.-Canadian citizen, says in a statement the Indian government wants to kill him because of his role organizing unofficial referendums on Sikh independence, saying it had extended overseas “its policy of violently crushing” the movement.

WITH FILES FROM THE ASSOCIATED PRESS



Notice of Commencement of Terms of Reference & Open House #1  
South Landfill Phase 2 Environmental Assessment  
Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act. The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent’s framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).

Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1

Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm

Club Italia, Grande Ballroom B,  
2525 Montrose Rd, Niagara Falls



Shown: South Landfill

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed below, or through the project website.

Darren Fry  
Project Director

Walker Environmental Group Inc.

2800 Thorold Townline Rd,  
ON L2E 6S4

Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com).



# Guides' travel goals boosted by **Kinsmen donation**

Dear editor:

Next July, 22 Niagara Pathfinders, Rangers and their leaders plan to take the trip of a lifetime. Thanks to the Niagara-on-the-Lake Kinsmen, that dream is a little bit closer.

To help make that happen, the Kinsmen have presented members of the unit with a cheque for \$1,000.

Youth members previously made a presentation to the club about their travel plans to visit two International Guiding Centres next summer.

The Kinsmen are strong supporters of guiding in NOTL, providing meeting space for Sparks, Embers and Guides in the Kinsmen Scout Hall, and sponsoring youth members to attend the interprovincial LEAP camp in 2019.

While the guiding program is well-known for building skills such as camping and community service, purposeful travel is also an optional part of the program for the older branches.

However, the pandemic put a hold on many youth members' plans and ability



NOTL Kinsmen Ray Hobbs, left, and Ken Slingerland present a \$1,000 cheque to Sophie (Ranger), Shaunna (guider), Daphne (Pathfinder), Samantha (Ranger), Jessie (Ranger), Ollie (Pathfinder), Krystine (guider) and Amanda (guider). SUPPLIED

to participate in this life skill and character-building opportunity – and for many, this is their first opportunity to travel outside Canada.

Over 12 days in July, the group will visit London, Paris, Lucerne, Adelboden, Liechtenstein and Munich, and will experience many cultural, historical and geographical points of interest, including several sites related to the Second World War.

Visiting these places will

help youth to learn about other countries, world history and politics, and how breakdowns in governmental and democratic systems can affect societies.

Youth members will have a voice in selecting and engaging with places that are relevant and of interest to them, with a focus on building life skills such as planning, leadership, independence and exploration of post-secondary education and career opportunities.

Trip participants are taking an active role in researching activities and destinations prior to departure, including similarities and differences to their lives here in Niagara.

In addition, youth will develop a presentation on Canada for sharing at Pax Lodge (in London) and Our Chalet (Adelboden, Switzerland).

At these Guiding World Centres they will meet and learn from other youth

from around the world, which will enable them to experience the sisterhood of global guiding first-hand.

While trip participants are excited and actively working to raise funds for their journey, the cost of such a trip – even travelling economically and with a student tour company – can be prohibitive.

In order to make the trip as accessible as possible, regardless of families' economic circumstances, the

unit hopes to fundraise as much of the cost as possible – a total of \$81,000 for the group.

While this may seem like a challenging target, there are several ways to help these youth achieve their goals – by buying Girl Guide cookies from the unit, or sponsoring a case for donation to social services such as Newark Neighbours.

If you belong to a business or organization, you can also help by providing a space for unit members to sell cookies, or buying cookies to provide to clients or staff as gifts.

If your organization has funds to spare, contributions to the trip are much appreciated, and go directly to subsidizing costs for youth members.

For more information or to purchase cookies, email [1notlpathfinders@gmail.com](mailto:1notlpathfinders@gmail.com).

We appreciate the support of our community, including the NOTL Kinsmen, and we can't wait to share tales of our travels in 2024

**Megan Gilchrist**  
NOTL Guides



## Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

### The Process

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will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

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Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

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from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

### Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



Shown: South Landfill

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

**Darren Fry**  
Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

**Subject:** Walker EA, Open House #1 Update  
**Date:** Tuesday, December 19, 2023 at 10:37:26 AM Eastern Standard Time  
**From:** Darren Fry  
**To:** Deneault, Stephen (MECP)  
**CC:** Blair Shoniker, Erika Brown

Hello Stephen,

I trust you are well and gearing up for the holiday season! I just wanted to provide a brief update now that we've had our first public event/open house for the EA which was last Thurs., Dec. 14<sup>th</sup> 4-8pm at Club Italia (~3 km from the project site).

I will summarize the event as follows:

- Attendance was approximately 44 people and primarily neighbours
- No media attended
- The discussion can be characterized as cordial, engaged and inquiring
- We developed many new relationships with neighbours (i.e. new to the area) and strengthened communication with existing relationships
- Lots of good feedback was received, both on current operations as well as the proposed project
- We'll be engaging many that attended directly and consistently throughout the EA

I should note that Walker also held it's annual neighbourhood Holiday Gathering on Dec. 12<sup>th</sup> and had over 80 neighbours attend. While this event is very much a celebration of the upcoming holiday season, we did speak to many neighbours about the project (along with our regular business/Campus operations update).

We also launched our online Open House on Dec. 15<sup>th</sup> at: <https://southlandfillphase2.com/virtual-open-house>. This will run until Jan. 15<sup>th</sup>, 2024.

I'll continue to provide you with regular updates at key milestones.

Have a great holiday season!  
Darren

Tuesday, February 13, 2024 at 14:45:21 Eastern Standard Time

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**Subject:** Walker EA, Open House #1 Update  
**Date:** Tuesday, December 19, 2023 at 10:41:57 AM Eastern Standard Time  
**From:** Darren Fry  
**To:** Michael Durst  
**CC:** Elizabeth Duguay

Hello Mike,

I trust you are well and gearing up for the holiday season! I just wanted to provide a brief update now that we've had our first public event/open house for the EA which was last Thurs., Dec. 14<sup>th</sup> 4-8pm at Club Italia (~3 km from the project site).

I will summarize the event as follows:

- Attendance was approximately 44 people and primarily neighbours
- No media attended
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- We developed many new relationships with neighbours (i.e. new to the area) and strengthened communication with existing relationships
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We also launched our online Open House on Dec. 15<sup>th</sup> at: <https://southlandfillphase2.com/virtual-open-house>. This will run until Jan. 15<sup>th</sup>, 2024.

I'll continue to provide you with regular updates at key milestones. Feel free to reach out if you have any questions!

Have a great holiday season!  
Darren

Thursday, February 8, 2024 at 10:47:35 Eastern Standard Time

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**Subject:** FW: Walker, South Landfill Ph2 EA Update  
**Date:** Wednesday, February 7, 2024 at 4:21:03 PM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** image001.jpg, image002.jpg

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**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Date:** Wednesday, February 7, 2024 at 4:20 PM  
**To:** Deneault, Stephen (MECP) <[Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)>, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>, Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** Re: Walker, South Landfill Ph2 EA Update

Hi Stephen,

Would any of the following dates / times work on your end for a quick 30 min call?

- Friday, February 9 at 9 am
- Friday, February 9 at 11:30 am
- Monday, February 12 anytime between 1:30 pm – 3 pm
- Thursday, February 15 anytime between 10 am – 11 am

Thank you,  
Leticia

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**From:** Deneault, Stephen (MECP) <[Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)>  
**Date:** Wednesday, February 7, 2024 at 11:43 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>, Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>, Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Ph2 EA Update

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Hi Darren,

I'm happy to meet, I look forward to your availability.

Thanks,

Stephen

**Stephen Deneault** (he/him) | Project Officer  
Environmental Assessment Services | Environmental Assessment Branch  
**Ministry of the Environment, Conservation and Parks** | 135 St. Clair Avenue West,  
Toronto, ON M4V 1P5  
☎: 437-247-3443 | ✉: [Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)



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**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Wednesday, February 7, 2024 10:28 AM  
**To:** Deneault, Stephen (MECP) <[Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** Walker, South Landfill Ph2 EA Update

**CAUTION -- EXTERNAL E-MAIL - Do not click links or open attachments unless you recognize the sender.**

Hello Stephen,

I trust all is well!

We have been busy on this end meeting with stakeholders, Indigenous groups and interested parties to gather input as we develop the draft ToR.

I would like to schedule a quick call (30 min) to provide an update on our consultation activities and anticipated upcoming key milestones.

Leticia – can you kindly query Blair, Elizabeth and my calendars and provide Stephen with a few dates.

Regards,  
Darren

**Darren Fry**, A.Sc.T  
Project Director  
Environmental Division

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**Subject:** RE: MECP / Walker - South Landfill Phase 2 Update Meeting Summary  
**Date:** Monday, February 26, 2024 at 3:42:20 PM Eastern Standard Time  
**From:** Deneault, Stephen (MECP) <Stephen.Deneault@ontario.ca>  
**To:** Erika Brown <Erika.Brown@ghd.com>, Evers, Andrew (MECP) <Andrew.Evers@ontario.ca>  
**CC:** Elizabeth Duguay <EDuguay@walkerind.com>, Darren Fry <DFry@walkerind.com>, South Landfill Phase 2 <info@southlandfillphase2.com>, Blair Shoniker <Blair.Shoniker@ghd.com>, Janet Oswald <Janet.Oswald@ghd.com>, Leticia Koole <LKoole@walkerind.com>  
**Attachments:** image006.jpg, image007.png, image008.png, image009.png, image010.png, image011.png

**CAUTION: External email. Only open links/attachments from known senders**

Hi Erika,

Thank you for sharing the minutes from our meeting.

Best,  
Stephen

**Stephen Deneault** (he/him) | Project Officer  
Environmental Assessment Services | Environmental Assessment Branch  
**Ministry of the Environment, Conservation and Parks** | 135 St. Clair Avenue West,  
Toronto, ON M4V 1P5  
☎: 437-247-3443 | ✉: [Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)



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**From:** Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>  
**Sent:** Monday, February 26, 2024 2:50 PM  
**To:** Evers, Andrew (MECP) <[Andrew.Evers@ontario.ca](mailto:Andrew.Evers@ontario.ca)>; Deneault, Stephen (MECP) <[Stephen.Deneault@ontario.ca](mailto:Stephen.Deneault@ontario.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** MECP / Walker - South Landfill Phase 2 Update Meeting Summary

**CAUTION -- EXTERNAL E-MAIL - Do not click links or open attachments unless you recognize the sender.**

Good afternoon Stephen & Andrew,

I hope you both enjoyed the weekend.

Please find attached a summary of our February 12 South Landfill Phase 2 update meeting for your



review and reference. If you have any questions or edits, please let me know.

Kind regards,  
Erika

**Erika Brown** (she/her)  
**MEnv., RPP**  
**Waste & Environmental Planner**

**GHD**  
**Proudly employee-owned | [ghd.com](http://ghd.com)**  
70 York Street, Suite 801, Toronto, Ontario M5J 1S9  
D 416 866 2351 | T 416 360 1600 | E [erika.brown@ghd.com](mailto:erika.brown@ghd.com)

→ **The Power of Commitment**

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February 23, 2024

<b>Subject/Client:</b>	Walker South Landfill Phase 2 EA MECP Meeting #4	<b>Ref. No.</b>	12567140
<b>From:</b>	Erika Brown	<b>Tel:</b>	416 866-2351
<b>Venue/Date/Time:</b>	Virtual, Microsoft Teams, February 12, 2024, 2:30 – 3:00pm		

**Attendees**

- MECP
  - Andrew Evers, Manager, Environmental Assessment Services
  - Stephen Deneault, Project Officer
  
- Walker
  - Darren Fry, Project Director
  - Elizabeth Duguay, Planning & Community Engagement Lead
  
- GHD
  - Erika Brown, Waste & Environmental Planner

**Topics Discussed**

1. Consultation and Engagement Update
2. Project Timelines
3. Other

**Questions/ Comments** (*Action items in italics*)

**Action**

Consultation and Engagement Update	
GRT <ul style="list-style-type: none"> <li>– Since November 2023 launch, Walker has been busy gathering input on the project</li> <li>– Two GRT sessions held to provide an overview of the project, discuss the EA process and outline next steps</li> </ul>	
Municipalities <ul style="list-style-type: none"> <li>– Walker has met with Niagara Region twice, Niagara Falls, St. Catharines, and Niagara-on-the-Lake               <ul style="list-style-type: none"> <li>• Common feedback from municipalities is to look at their Official Plans, specifically their growth targets, to ensure their waste management needs are considered – want to be serviced first</li> <li>• Walker will address this in the Supporting Document/business case</li> <li>• A coordinated review with the Region and lower-tier municipalities has also been discussed</li> </ul> </li> </ul>	
Indigenous Communities <ul style="list-style-type: none"> <li>– Two meetings held with Six Nations of the Grand River (SNGR) to date               <ul style="list-style-type: none"> <li>• no concern with project/timelines</li> <li>• understanding of SNGR’s expectations</li> <li>• will incorporate SNGR’s feedback into the EA</li> </ul> </li> <li>– Have not met with the Mississaugas of the Credit First Nation or the Haudenosaunee Development Institutes yet; however, Walker has reached out multiple times and will provide a copy of the Draft ToR</li> </ul>	

<b>Questions/ Comments</b> ( <i>Action items in italics</i> )	<b>Action</b>
Near Neighbours/Businesses <ul style="list-style-type: none"> <li>- Many meetings have been held with interested parties (near neighbours and businesses)</li> <li>- Input received is a balance of questions/inquiry/feedback on 1) existing operations and 2) Phase 2 EA</li> </ul>	
Open House #1 <ul style="list-style-type: none"> <li>- 45 attendees, not much interest</li> <li>- Three inquiries through the project website</li> <li>- No major concerns identified at this point – public is primarily interested in the studies that will occur during the EA step</li> </ul>	
<b>Project Timelines</b>	
Draft ToR <ul style="list-style-type: none"> <li>- March 7, 2024, as anticipated release date</li> <li>- 45-day public comment period</li> <li>- Walker has communicated timelines to most interested parties</li> <li>- Final ToR submission by end of May – Walker to notify MECP in advance</li> </ul>	
<b>Feedback from MECP</b>	
<ul style="list-style-type: none"> <li>- As a private proponent, presentation of the business case is acceptable, especially given the nature of continuation/expansion of the project</li> </ul>	
<ul style="list-style-type: none"> <li>- Commitments to feedback received is important – compile commitments as a list, which facilitates everyone’s review and can be used as a concordance table</li> </ul>	

Attachments: \_\_\_\_\_

**Subject:** Walker South Landfill Phase 2 - Project Update  
**Date:** Wednesday, February 28, 2024 at 2:54:53 PM Eastern Standard Time  
**From:** Elizabeth Duguay <EDuguay@walkerind.com>  
**To:** Michael Durst <Michael.Durst@ontario.ca>  
**CC:** South Landfill Phase 2 <info@southlandfillphase2.com>

Hi Michael,

I hope all is well with you.

I'm reaching out to provide a quick update on our South Landfill Phase 2 project. We are approaching the release of the draft Terms of Reference for the Environmental Assessment, which will be available for public comment and review starting next Thursday, March 7<sup>th</sup> until April 22<sup>nd</sup>.

A copy of the document will be posted directly on our project website at [southlandfillphase2.com](https://southlandfillphase2.com).

Please do not hesitate to reach out if you have any questions.

Kindest regards,  
Elizabeth

**Regional Municipality of Niagara  
Correspondence**

Wednesday, February 14, 2024 at 15:16:23 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:13:40 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'clerk@niagararegion.ca'  
**CC:** 'jim.bradley@niagararegion.ca', 'ron.tripp@niagararegion.ca', 'Michelle.Sergi@niagararegion.ca', 'catherine.habermebl@niagararegion.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Ann-Marie Norio**  
Regional Clerk  
Niagara Region  
1815 Sir Isaac Brock Way  
Thorold, ON L2V 4T7  
[clerk@niagararegion.ca](mailto:clerk@niagararegion.ca)

Dear Ann-Marie Norio,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

cc: Jim Bradley, Regional Chair  
Ron Tripp, CAO  
Michelle Sergi, Commissioner of Planning & Development Services  
Catherine Habermebl, Director, Waste Management Services



# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 09:51:38 Eastern Standard Time

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**Subject:** FW: Walker Landfill Continuance - Notice of Commencement | Meeting with Region and City Staff  
**Date:** Tuesday, December 5, 2023 at 11:20:24 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** image001.jpg

---

**From:** Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Date:** Tuesday, December 5, 2023 at 9:52 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>, Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>, Kaitlynn Valeriano <[kValeriano@walkerind.com](mailto:kValeriano@walkerind.com)>, Navia Sharma <[NSharma@walkerind.com](mailto:NSharma@walkerind.com)>  
**Subject:** FW: Walker Landfill Continuance - Notice of Commencement | Meeting with Region and City Staff

Darren,

Please see below and let me know if you are available to do this meeting and whom we should include from our side? (This is a great opportunity, and it is based on Sean's welcomed admission to me that he and his colleagues need our guidance in understanding process, next steps, their role, etc.. It is also positive that he picked up on our suggestion to include the City staff.)

Thanks

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**From:** Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>  
**Sent:** Monday, December 4, 2023 4:00 PM  
**To:** Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Subject:** Walker Landfill Continuance - Notice of Commencement | Meeting with Region and City Staff

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Hi Chris,

Further to our call this morning – would you and your team be available on Monday the 18<sup>th</sup> from 1-3 for a presentation/meeting with Region staff. We have a few interested people from Planning and Waste Management. I have spoken to Andrew Bryce at the City and he would be interested in joining us as well.

Regards,  
**Sean Norman, PMP, MCIP, RPP**  
Senior Planner  
Growth Strategy and Economic Development, Niagara Region  
Phone: 905-980-6000 ext. 3179 Toll-free: 1-800-263-7215

---

**From:** Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Sent:** Thursday, November 30, 2023 8:07 AM  
**To:** Kira Dolch <[kdolch@niagarafalls.ca](mailto:kdolch@niagarafalls.ca)>; A Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>; Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>  
**Subject:** Fwd: Walker Landfill Continuance - Notice of Commencement

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Good morning,

I hope all is well.

The link below is unrelated to the quarry application and fyi. Please let me know if you have any questions.

Thanks,  
Chris

Get [Outlook for iOS](#)

**Chris Breen**  
Vice President, Government and Community Relations  
Corporate

T: 905-465-4875  
C: 416-605-3524  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**From:** Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Sent:** Wednesday, November 29, 2023 5:29 PM

**To:** Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Cc:** Kaitlynn Valeriano <[kValeriano@walkerind.com](mailto:kValeriano@walkerind.com)>  
**Subject:** Walker Landfill Continuance - Notice of Commencement

Good evening,

Please see the advisory linked below which will be released tomorrow morning. Please contact me at any time if I may be of assistance.

<https://www.dropbox.com/scl/fi/fyp6bzgc87wbag4yoogwa/Media-Release-South-Landfill-Phase-2-Continuation-Walker-Industries.docx?rlkey=w67z6095yhkbiy7qae8jpv2s&dl=0>

Thanks,  
Chris  
4166053524

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Thursday, February 8, 2024 at 11:07:00 Eastern Standard Time

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**Subject:** FW: Walker, South Landfill Phase 2 - Mtg 1 Notes and Mtg 2 Request  
**Date:** Friday, February 2, 2024 at 7:17:54 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** image001.jpg

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**From:** Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>  
**Date:** Wednesday, January 31, 2024 at 11:30 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>, Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>, Acs, Erik <[Erik.Acs@niagararegion.ca](mailto:Erik.Acs@niagararegion.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>, Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>, Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>, Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>, Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase 2 - Mtg 1 Notes and Mtg 2 Request

Hi Darren,

We can meet at your office.

Regards,

**Sean Norman, PMP, MCIP, RPP**

Senior Planner

Growth Strategy and Economic Development, Niagara Region

Phone: 905-980-6000 ext. 3179 Toll-free: 1-800-263-7215

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**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Wednesday, January 31, 2024 10:28 AM  
**To:** Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Acs, Erik <[Erik.Acs@niagararegion.ca](mailto:Erik.Acs@niagararegion.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>; Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase 2 - Mtg 1 Notes and Mtg 2 Request

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Good morning Sean,

Thanks for the quick response and we look forward to reconnecting on the 9<sup>th</sup>. Would you prefer to meet at your offices or ours.

Regards,  
Darren

---

**From:** Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>  
**Sent:** Wednesday, January 31, 2024 8:55 AM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Acs, Erik <[Erik.Acs@niagararegion.ca](mailto:Erik.Acs@niagararegion.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>; Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase 2 - Mtg 1 Notes and Mtg 2 Request

Hi Darren and Leticia,

Moving forward it will primarily be our planning team involved with the file.

We are available on Friday the 9<sup>th</sup> from 10:00-12 for a meeting.

Regards,  
**Sean Norman, PMP, MCIP, RPP**  
Senior Planner  
Growth Strategy and Economic Development, Niagara Region  
Phone: 905-980-6000 ext. 3179 Toll-free: 1-800-263-7215

---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Monday, January 29, 2024 1:30 PM  
**To:** Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Acs, Erik <[Erik.Acs@niagararegion.ca](mailto:Erik.Acs@niagararegion.ca)>; Habermehl, Catherine <[catherine.habermehl@niagararegion.ca](mailto:catherine.habermehl@niagararegion.ca)>; Tait, Sherri <[sherri.tait@niagararegion.ca](mailto:sherri.tait@niagararegion.ca)>; Prpic, Emil <[Emil.Prpic@niagararegion.ca](mailto:Emil.Prpic@niagararegion.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>; Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Subject:** Re: Walker, South Landfill Phase 2 - Mtg 1 Notes and Mtg 2 Request

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Thanks Sean.

I gathered some dates on our end for potential dates to meet.

- Monday, February 5 anytime between 1 pm – 3 pm
- Thursday, February 8 anytime between 1 pm – 4 pm
- Friday, February 9 anytime between 9 am – 12 pm

Please let me know if any of the above dates/times work for you and your group.

Thank you,  
Leticia

**Leticia Koole**  
Project Support Specialist  
Environmental Division

T: 905-680-3782  
C: 905-351-2373  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**From:** Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>  
**Date:** Monday, January 29, 2024 at 1:14 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>, Acs, Erik <[Erik.Acs@niagararegion.ca](mailto:Erik.Acs@niagararegion.ca)>, Habermebl, Catherine <[catherine.habermebl@niagararegion.ca](mailto:catherine.habermebl@niagararegion.ca)>, Tait, Sherri <[sherri.tait@niagararegion.ca](mailto:sherri.tait@niagararegion.ca)>, Prpic, Emil <[Emil.Prpic@niagararegion.ca](mailto:Emil.Prpic@niagararegion.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>, Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>, Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>, Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>, Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>, Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase 2 - Mtg 1 Notes and Mtg 2 Request

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Hi Darren,

Thanks for providing this follow-up information. We are gathering some dates for a meeting and will get back to you shortly.

Regards,  
**Sean Norman, PMP, MCIP, RPP**  
Senior Planner  
Growth Strategy and Economic Development, Niagara Region  
Phone: 905-980-6000 ext. 3179 Toll-free: 1-800-263-7215

Thursday, February 8, 2024 at 10:58:09 Eastern Standard Time

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**Subject:** FW: Walker, South Landfill Phase 2 - Mtg 1 Notes and Mtg 2 Request  
**Date:** Friday, February 2, 2024 at 7:34:00 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** image001.jpg

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**From:** Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>  
**Date:** Monday, January 29, 2024 at 1:14 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>, Acs, Erik <[Erik.Acs@niagararegion.ca](mailto:Erik.Acs@niagararegion.ca)>, Habermebl, Catherine <[catherine.habermebl@niagararegion.ca](mailto:catherine.habermebl@niagararegion.ca)>, Tait, Sherri <[sherri.tait@niagararegion.ca](mailto:sherri.tait@niagararegion.ca)>, Prpic, Emil <[Emil.Prpic@niagararegion.ca](mailto:Emil.Prpic@niagararegion.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>, Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>, Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>, Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>, Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>, Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase 2 - Mtg 1 Notes and Mtg 2 Request

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Hi Darren,

Thanks for providing this follow-up information. We are gathering some dates for a meeting and will get back to you shortly.

Regards,

**Sean Norman, PMP, MCIP, RPP**

Senior Planner

Growth Strategy and Economic Development, Niagara Region

Phone: 905-980-6000 ext. 3179 Toll-free: 1-800-263-7215

---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Friday, January 26, 2024 2:48 PM  
**To:** Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>; Acs, Erik <[Erik.Acs@niagararegion.ca](mailto:Erik.Acs@niagararegion.ca)>; Habermebl, Catherine <[catherine.habermebl@niagararegion.ca](mailto:catherine.habermebl@niagararegion.ca)>; Tait, Sherri <[sherri.tait@niagararegion.ca](mailto:sherri.tait@niagararegion.ca)>; Prpic, Emil <[Emil.Prpic@niagararegion.ca](mailto:Emil.Prpic@niagararegion.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>; Janet Oswald <[Janet.Oswald@ghd.com](mailto:Janet.Oswald@ghd.com)>; Chris Breen



<[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>

**Subject:** Walker, South Landfill Phase 2 - Mtg 1 Notes and Mtg 2 Request

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Hello everyone,

GHD has prepared notes from our meeting on Dec. 18<sup>th</sup> which I have attached for your review. Please advise if there are any omissions or inconsistencies with what was discussed.

Attached to the notes you will find the following attachments/information:

- A copy of the slide deck/presentation
- The MECP's Code of Practice – Preparing and Reviewing Environmental Assessments in Ontario
- List of the technical consultants that will be conducting the effects assessments in their respective disciplines

Additionally, I've provided a summary of feedback received from our Open House held on Dec. 14<sup>th</sup>.

As a next step, I would like to request a follow up meeting and propose the following agenda items:

- Close-out action items outstanding from Mtg #1
- Discuss Terms of Reference key milestones (draft and final ToR submissions, review periods, etc.)
- Provide an update on stakeholder/Indigenous consultation to-date and next steps
- Begin the development of a review framework with the City of NF & Region
- Other business

I'll kindly ask Leticia to query our collective calendars and develop some dates/times. We're happy to host here at Walker.

Regards,  
Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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# Walker – South Landfill Phase 2 EA Open House #1 Summary

## Event Details

### In-Person Open House

- December 14, 2023 from 4 pm to 8 pm
- Club Italia, Niagara Falls (2 km from Site)

### Virtual (On-line) Open House

- December 15, 2023 to January 15, 2024

## Event Objectives

- Introduce the South Landfill Phase 2 project
- Inform stakeholders of the EA process, current status and next steps
- Gather feedback on proposed Phase 2 project
- Gather feedback on existing operations
- Raise awareness about Walker operations

## Open House Outcomes

- **45 attendees**, primarily near-neighbours (Garner Rd & NOTG)
- No elected officials
- No media attendance
- Sentient/temperature in the room was cordial, rationale, inquiring and engaged.

## Summary of South Landfill Phase 2 Feedback / Input

- Too early in the process to provide detailed feedback but thankful for info and will stay engaged.
- Project sounds good – waste disposal capacity is needed
- Proposed site is a good use of the former quarry
- Information presented in a way that was easily understood
- Question - what's in it for me as a near-neighbour who gets some impacts (i.e. odour, dust, noise)
- Not opposed to the project but want understand potential impacts
- Walker staff very friendly and knowledgeable
- Variety of concerns and want to ensure the technical studies will:
  - Birds (Seagulls), Ecology (Species at Risk), End use options of SLF Phase 1 & 2, Groundwater / Surface Water, Litter / Illegal dumping, Noise, Odour, Property vale impact & protection, Traffic, Southeast Quarry rehabilitation, Agricultural impacts Visual impact
- More information about Non-Niagara/Toronto waste receipt and how Niagara benefits from the project
- Naturalization of buffer lands, wildlife corridors and connectivity to Niagara escarpment ecosystem



January 25, 2024

<b>Subject/Client:</b>	Walker South Landfill Phase 2 EA Niagara GRT Meeting #1	<b>Ref. No.</b>	12567140
<b>From:</b>	Erika Brown	<b>Tel:</b>	416 866-2351
<b>Venue/Date/Time:</b>	Niagara Region HQ, 1815 Sir Isaac Brock Way, Thorold December 18, 2023, 1:00-3:00pm		

### Attendees

#### Niagara Region

- Sean Norman, Senior Planner
- Erik Acs, Manager, Community Planning
- Emil Prpic, Manager, Recycling & Waste Disposal
- Catherine Habermehl, Director, Waste Management Services (Virtual)
- Sherri Tait, Acting Associate Director, Collection & Diversion Operations

#### City of Niagara Falls

- Andrew Bryce, Director of Planning

#### Walker

- Darren Fry, Project Director
- Elizabeth Duguay, Planning & Community Engagement Lead
- Chris Breen, Vice President, Government and Community Relations

#### GHD

- Blair Shoniker, Project Director & Strategic Advisor

### Topics Discussed

1. Introductions
2. Meeting Objectives
3. Overview of Walker & Proposed Project – South Landfill Phase 2
4. Environmental Assessment & Approvals Process
5. Municipal Land Use
6. Role of the Government Review Team
7. Draft Terms of Reference & Supporting Document
8. Schedule & Next Steps
  - A GRT meeting will be scheduled prior to release of the working draft Terms of Reference (winter 2024)

### Questions/ Comments (*Action items in italics*)

### Action

Andrew Bryce asked Walker about project messaging and how to communicate with the public. <ul style="list-style-type: none"> <li>- Specifically, clear messaging will be provided with respect to the process, the site, and the incoming waste (volume, types, sources, etc).</li> </ul>	
Does Walker have a "North Landfill"?	

Questions/ Comments ( <i>Action items in italics</i> )	Action
<ul style="list-style-type: none"> <li>- No, but Walker does have an East Landfill that was rehabilitated into agricultural land. The agricultural end use was determined through community engagement.</li> </ul>	
<p>Chris Breen signalled that this project represents the development of the next phase of the South Landfill or a continuation or extension of the existing operation.</p>	
<p>Erik Acs asked for clarity around entrance of the existing South Landfill Phase 1.</p> <ul style="list-style-type: none"> <li>- Walker indicated that the location of the existing South Landfill resulted from public feedback during the first EA.</li> </ul>	
<p>How do Phase 1 and Phase 2 align?</p> <ul style="list-style-type: none"> <li>- Walker expressed that the objective is to seamlessly transition from Phase 1 to Phase 2 so that critical waste management services for the community are not interrupted. However, approval and construction timelines may vary.</li> </ul>	
<p>Question regarding limit on landfill height.</p> <ul style="list-style-type: none"> <li>- Walker referred to O. Reg. 232 which sets limits on landfill height and communicated that height will be addressed in visual impact studies and will likely be a lower elevation than Phase 1.</li> </ul>	
<p>Catherine Habermebl inquired about the turnout at Walker's first Open House on December 14.</p> <ul style="list-style-type: none"> <li>- Feedback provided by Walker was that dialogue was rational, mostly attended by near neighbours, the community is familiar with Walker.</li> <li>- <i>Walker to provide summary of comments from the Open House.</i></li> </ul>	Walker
<p>Several questions regarding the sequencing of approvals and when planning approvals commence.</p> <ul style="list-style-type: none"> <li>- <i>Walker to review South Landfill Phase 1 approvals process and how the project moved into local approvals.</i></li> </ul>	Walker
<p><i>Walker/GHD to set out a timeline/review process to assist the Region to better understand when their involvement occurs and when documents need to be reviewed.</i></p>	Walker/GHD
<p>Question regarding the Public Info Session callouts on the EA process timeline and whether these are prescribed, or proponent driven.</p> <ul style="list-style-type: none"> <li>- Walker communicated that there is a chapter in the ToR that will speak to the consultation plan. EA is a proponent driven process with MECP guidelines on consultation. Walker will exceed the minimum requirement and commit to a consultation plan in the ToR.</li> </ul>	
<p>Question raised if Walker has engaged and will consult with HDI.</p> <ul style="list-style-type: none"> <li>- Walker indicated that HDI has been notified of the launch and that a meeting will be arranged in the New Year.</li> </ul>	
<p>Question regarding peer review, with reference to Uppers.</p> <ul style="list-style-type: none"> <li>- The provincial GRT is responsible for review and the municipal GRT is not expected to duplicate the effort.</li> <li>- Uppers Quarry is in the final licensing approval stage. South Landfill Phase 2 is the initial EA stage (planning process) with the final licensing approval stage to come after the EA (EPA approvals).</li> </ul>	
<p>Questions regarding the role and responsibilities of the Region throughout the EA process.</p> <ul style="list-style-type: none"> <li>- Blair Shoniker noted that MECP is a great resource for the Region/municipalities and can provide guidance.</li> <li>- Municipalities typically comment on traffic, land use, economic, and cultural heritage.</li> </ul>	

Questions/ Comments ( <i>Action items in italics</i> )	Action
<p><i>Walker to look into Bill 23 and EA responsibilities for Conservation Authorities</i></p> <p><i>Post meeting note:</i></p> <ul style="list-style-type: none"> <li>– <i>Bill 23 has limited the services CAs can provide municipalities and charge for. These services now exclude reviewing and commenting on a proposal, application or other matter made under a “prescribed Act” (EA Act and Planning Act, among others).</i></li> <li>– <i>As a result, NPCA’s role would be limited to review and approval (if permit is required) under Ontario Regulation 155/06. Further, that review would be focused on flooding and erosion because of Bill 23 changes that limit the range of factors CAs can consider.</i></li> <li>– <i>The Terrestrial and Aquatic Environment Work Plan includes the following regarding NPCA: Ten Mile Creek and its tributaries are regulated under NPCA Ontario Regulation 155/06 for the Development, Interference with Wetlands and Alterations to Shorelines and Watercourses. The Study Area is within the NPCA regulated area. Under the legislative changes associated with Bill 23, NPCA’s review and permitting authority will be focused on flooding and erosion hazard mitigation. A permit from NPCA may be required.</i></li> </ul>	Walker/GHD
<p><i>Walker to circulate Code of Practice – Preparing &amp; Reviewing EAs in ON to the Region/Niagara Falls.</i></p>	Walker/GHD
<p>Andrew Bryce asked whether the South Landfill went through Site Plan Approval.</p> <ul style="list-style-type: none"> <li>– <i>Walker will investigate this.</i></li> </ul>	Walker/GHD
<p>Question regarding NEC and whether they will be involved in the EA process.</p> <ul style="list-style-type: none"> <li>– Walker has engaged the NEC.</li> <li>– <i>Walker to look into the portion of lands within NEC boundaries and whether tunnel expansion will occur within regulated lands.</i></li> </ul>	Walker/GHD
<p>Andrew Bryce mentioned the new secondary plan occurring in Niagara Falls.</p> <ul style="list-style-type: none"> <li>– Land use compatibility will need to be considered.</li> <li>– <i>Walker to share list of consultants providing technical services.</i></li> </ul>	Walker/GHD
<p>Andrew Bryce noted that the public has been contacting Niagara Falls council regarding Phase 2.</p>	
<p>Walker signaled that a Community Liaison Committee will be created for this project during the EA stage when technical studies are being prepared/reviewed.</p>	

- Attachments: Meeting Presentation  
Code of Practice – Preparing and Reviewing Environmental Assessments in Ontario  
List of consultants providing technical services

# Attachments

# **Attachment 1**

**Walker South Landfill Phase 2**

**Niagara GRT Meeting 1**





→ December 19 & 20, 2023

**Walker South Landfill Phase 2 EA  
GRT Meeting #1  
Terms of Reference**

**Welcome**

# Agenda

- **Introductions**
- **Meeting Objectives**
- **Overview of Walker & Proposed Project – South Landfill Phase 2**
- **Environmental Assessment & Approvals Process**
- **Municipal Land Use**
- **Role of the Government Review Team**
- **Draft Terms of Reference & Supporting Document**
- **Schedule & Next Steps**

# Introductions

# Introductions

## **Proponent:** Walker Environmental Group Inc. (Walker)

- Project Director: Darren Fry
- VP, Government & Community Relations: Chris Breen
- Planning & Community Engagement Lead: Elizabeth Duguay
- Project Support Specialist: Leticia Koole

## **Primary Consultant:** GHD

- Project Advisor: Blair Shoniker
- Project Manager: Erika Brown
- Project Coordinator: Janet Oswald

# Meeting Objectives

# Meeting Objectives

- Introduce Walker and the services they provide for the Niagara community
- Describe the South Landfill Phase 2 Project
- Provide an overview of the approvals process
- Outline the role of the Government Review Team

# Overview of Walker

# South Landfill Phase 2

## Environmental Assessment





# Walker Overview

Building a sustainable future, **together.**



## Part of the Niagara Community for 136+ Years

- Fifth-generation, Niagara based family-owned company
- 1,200+ employees



## Innovative Campus

- Integrated Resource Management Campus
- Safely managed Niagara's waste for over 40 years



## Committed to Resource Recovery

- Recover & repurpose landfill-bound waste into sustainable materials & products



# Walker's Resource Management Campus



## More than a landfill

A dynamic operation that efficiently manages waste and sustainably recovers resources.

### Campus Operations Include:

- A** Residential Drop-off
- B** Niagara Compost Facility
- C** Resource Recovery Area
- D** N-Viro® Biosolids Facility
- E** Agricultural Rehabilitation
- F** Landfill Gas to Energy Facility
- G** Aggregates Recycling & Processing Area
- H** South Landfill



# Project Overview

Planning for long-term waste disposal capacity is increasingly important.

Despite recycling and green bin composting efforts, landfill space is still needed for non-recyclable materials.

## Phase 2 Development of the South Landfill

- State-of-the-art engineered landfill
- Designed with exceptional safety & environmental controls
- Accepts solid non-hazardous waste only
- Located immediately east of the current landfill operations
- Existing waste management infrastructure, such as the site entrance will not change



# Project Location

## Key Facility Information



1.1 million tonnes of waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~ 500 jobs supported



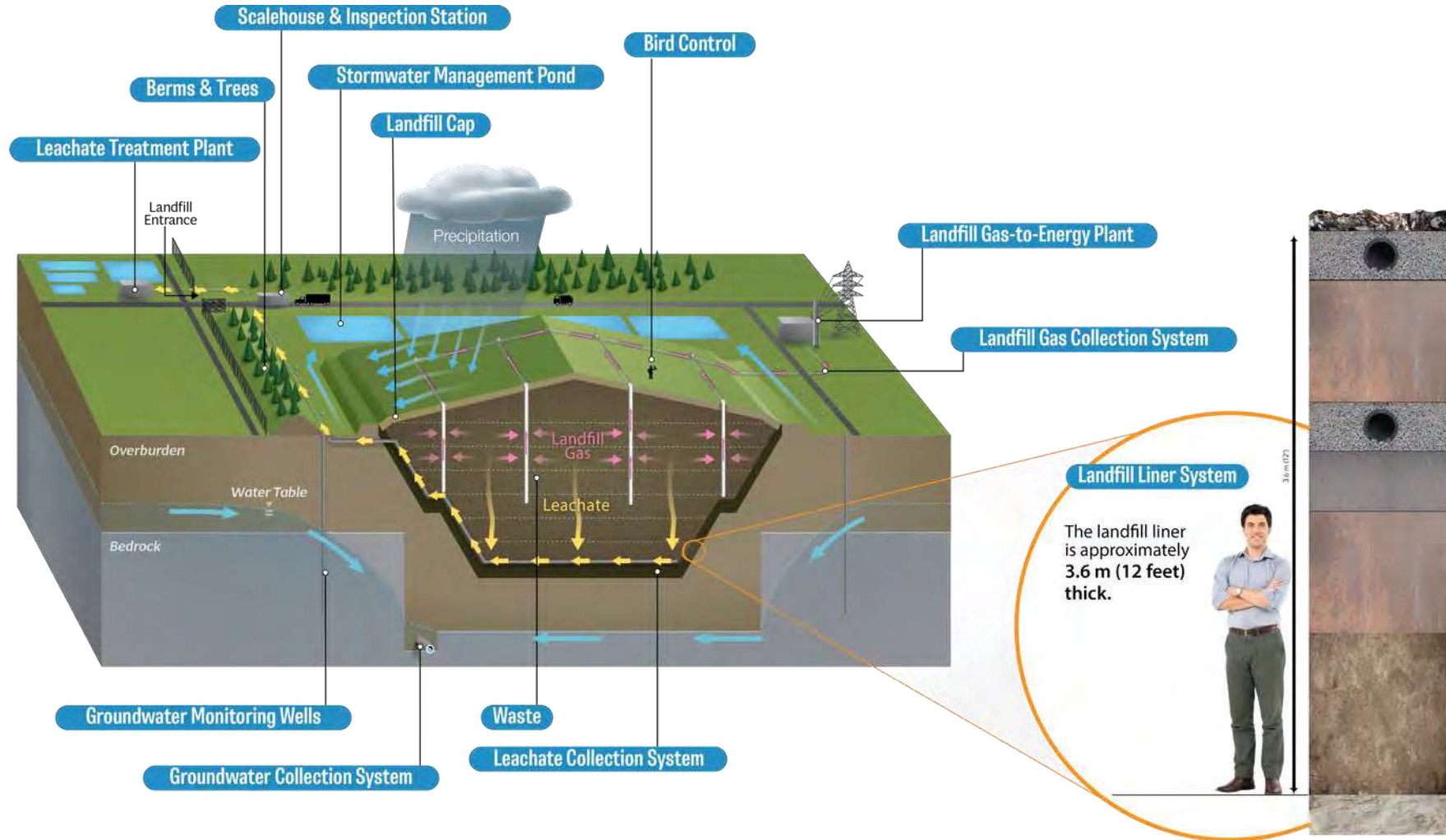
Renewable energy to power the equivalent of 10,000 homes



# Designed & Operated to the highest standard

## Key Features

- 12-foot multi-layer liner
- Leachate collection & treatment system
- Landfill gas collection system
- 0.75 m thick final landfill cap



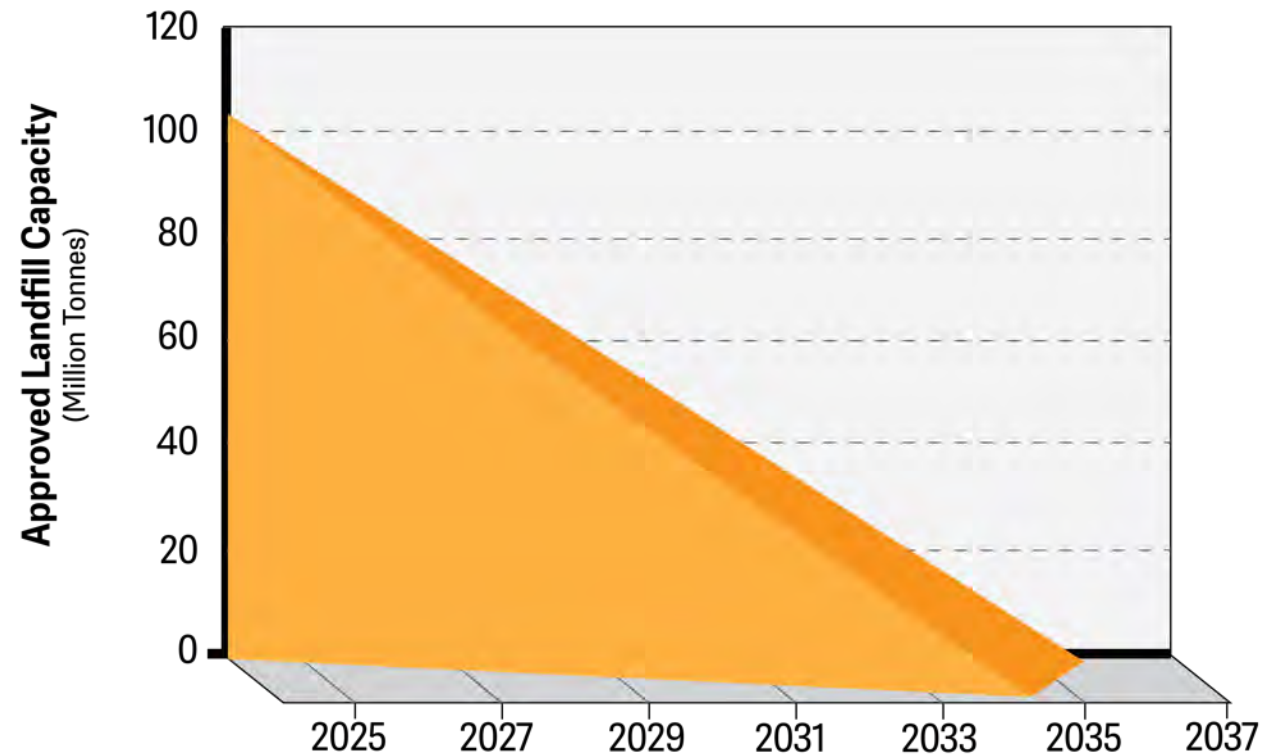
# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Ontario is expected to run out of landfill capacity by 2035

- Existing landfills are quickly filling up
- Population & waste generation are increasing
- It takes up to 10 years to develop new landfill capacity

ONTARIO'S REMAINING LANDFILL CAPACITY



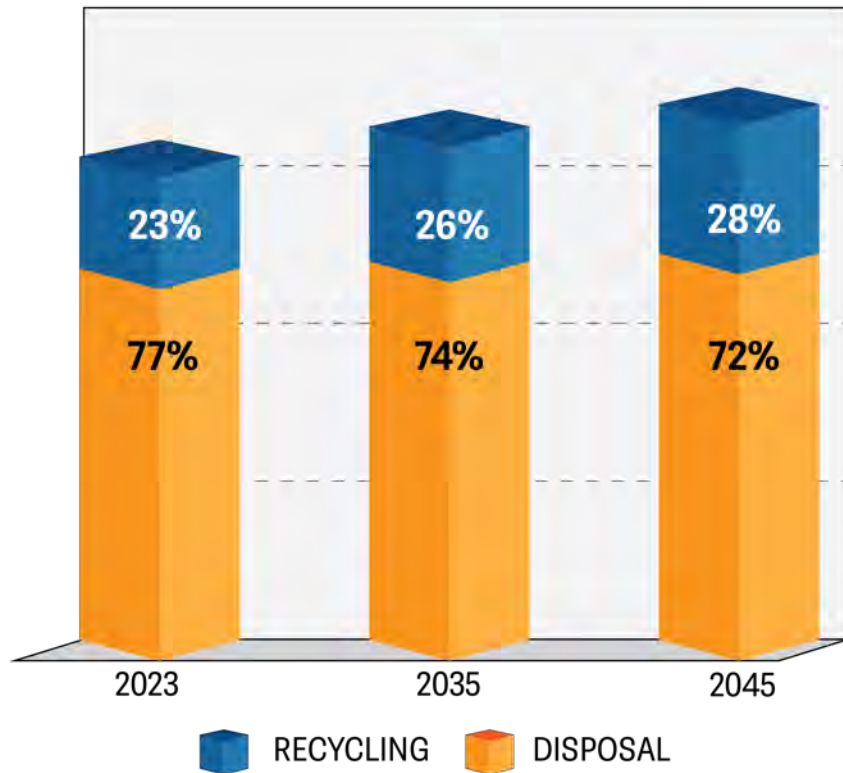
<https://www.owma.org/articles/2019-owma-landfill-report>



# Niagara's Waste Disposal Solution

South Landfill Phase 2

## ONTARIO'S RECYCLING & DISPOSAL RATES



<https://www.amo.on.ca/policy/land-use-planning-resources-and-climate-change/amos-baseline-waste-and-recycling-report-and>

**Despite recycling efforts, there will still be materials requiring safe disposal**

- Even with increased recycling and Green Bin composting, landfills are still needed to safely manage residual waste

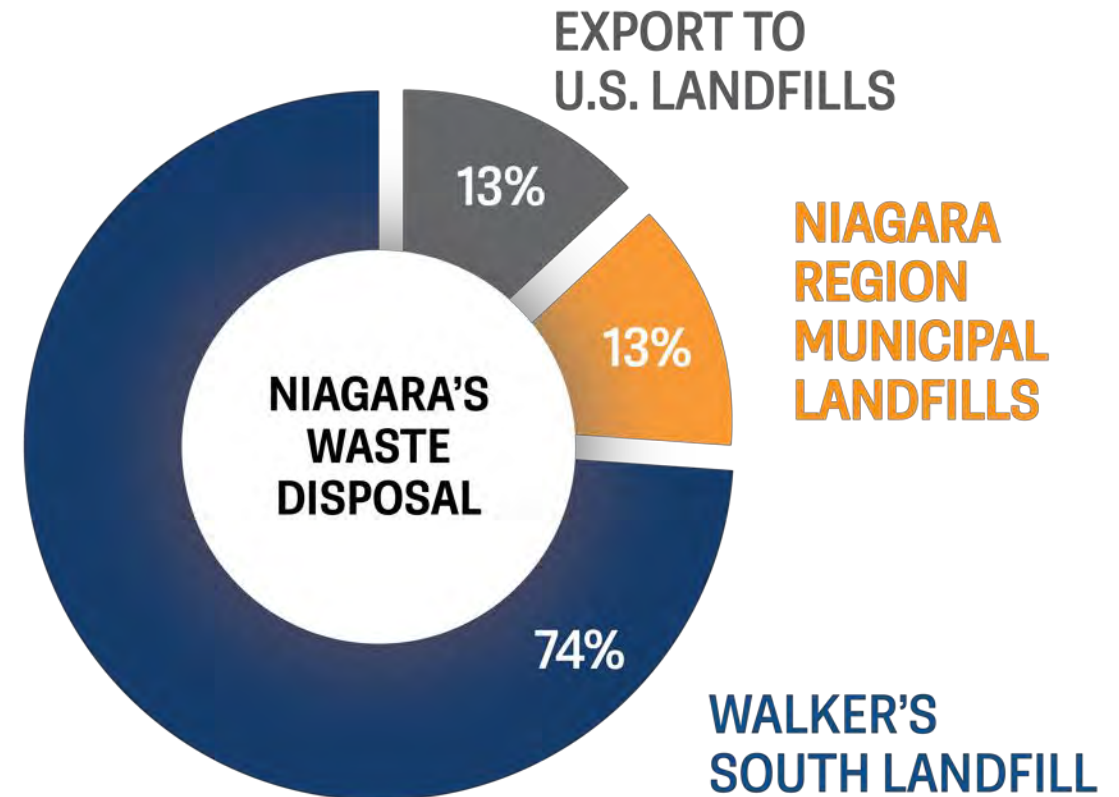


# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Niagara is no exception, additional disposal capacity is needed

- Over 2/3 of Niagara's waste is currently managed at the South Landfill, which is expected to reach capacity by 2030



\* Based on historical recycling trends





# Supporting Niagara for over 136 years



## Jobs & Employment

Supporting ~500 jobs in Niagara through our current waste management & resource recovery operations



## Community Giving

Donations & giving totalling over \$1.4 million annually to charities, community groups, and infrastructure



## Volunteering

Providing employees 2 paid volunteer days per year to support local community initiatives



## Awareness & Education

Supporting educational activities by participating in community events, giving tours and presentations, and through partnerships



# **Environmental Assessment Process**

# Landfill Approvals Process Overview

## **Environmental Assessment Act**

- Impact Assessment (Landfills required a Comprehensive EA vs Streamlined EA)
- Planning level instrument & detail
- Approved by Minister/Cabinet

## **Environmental Protection Act (EPA)**

- Environmental Compliance Approvals (ECA)
- Other Acts – OWRA (Water), ARA (Quarry)
- Approved by Directors

## **Local Approvals (Official Plan, etc.)**

- Official Plan Amendment
- Site Plan Approval, Road Entrance Permits
- Approved by Municipal Council

# Environmental Assessment

## A Two-Step Planning & Decision-Making Process

### Step 1

#### Terms of Reference (ToR)

- Serves as a roadmap for what will be studied in the EA & outlines the public consultation that will take place

### Step 2

#### Environmental Assessment (EA)

- Scientific studies identifying the effects of the project & proposed mitigation measures



# Need & Rationale

- Through its Business Case, Walker has identified the Need for continuing to operate the South Landfill at its Niagara Campus
- As a private sector Proponent with a current facility, there are a limited number of ways of approaching or dealing with the opportunity to increase residual waste disposal capacity
- Most reasonable way of approaching this opportunity is to increase capacity at the existing, permitted, and operational facility

# Alternatives To the Undertaking

- Do nothing
  - Does not satisfy the established need
- **Expand landfill capacity at Walker's Niagara Campus**
- Establish a new landfill elsewhere
  - Significant barriers
- Other (Export Waste, Thermal, etc.)
  - Not feasible for Walker as a private sector proponent

# Alternative Methods

- Describes the different ways of doing/ achieving the same activity
- Satisfies the Environmental Assessment (EA) Act requirement for a Proponent to identify and evaluate a reasonable range of alternatives
- Includes alternative site configurations to be evaluated in the EA
- Requires a comparative evaluation to be conducted

## The ToR will:

- Set the framework for the type of Alternative Methods to be evaluated in the EA phase (i.e., alternative site configurations).
- Set the evaluation criteria and methodology that will be utilized to assess and compare the Alternative Methods within the EA phase to satisfy the EA Act requirements to “*evaluate the advantages and disadvantages to the environment of the Alternative Methods of carrying out the undertaking*”

# Technical Studies to be Completed in the EA

- As part of the EA, numerous scientific studies will take place to
- Ensures Phase 2 will be protective of the environment while continuing to provide the community with safe and reliable waste disposal services



**Agriculture**



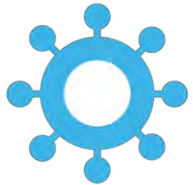
**Air Quality**



**Archaeology**



**Cultural Heritage**



**Cumulative Effects**



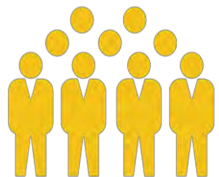
**Ecology**



**Economic**



**Noise**



**Social**



**Surface Water &  
Groundwater**



**Traffic**



**Visual**



# Consultation

## Stakeholder Consultation:



- Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments and questions.
- Consultation opportunities are planned throughout the EA and will be advertised in local newspapers on the project website, by direct mail and/or email.

# Consultation

## Proposed Plan For Consulting During the EA

### Proposed Consultation Methods



#### Website

A dedicated project website is available online.

[southlandfillphase2.com](http://southlandfillphase2.com)



#### Email

A dedicated project email has been created.

[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)



#### Phone

A toll-free phone line for questions related to the EA is available.

**1-866-699-9425**



#### Events

Public information sessions, open houses and stakeholder meetings.

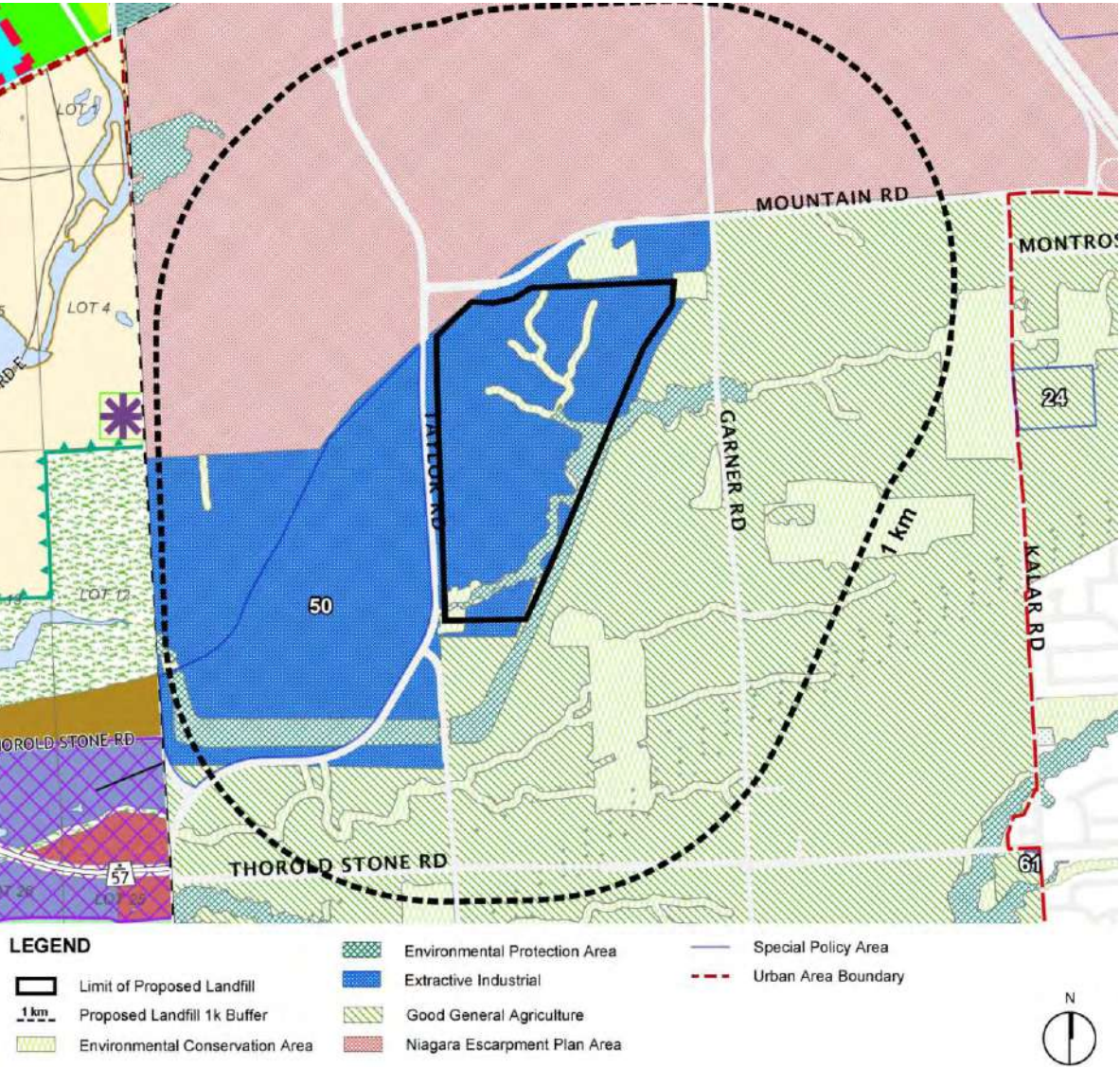
# Consultation

## Public Open House #1

- Held last Thursday (December 14<sup>th</sup>, 2023), 4:00-8:00pm
- Approximately 45 attendees
- Key issues raised:
  - Length of process
  - End use of quarry
  - Noise
  - Property value protection
  - Litter
  - Dust
  - Odour
  - Visual
  - Traffic
  - Location (proximity)
  - Community benefit
  - Consultation

# **Municipal Land Use**

# Niagara Region



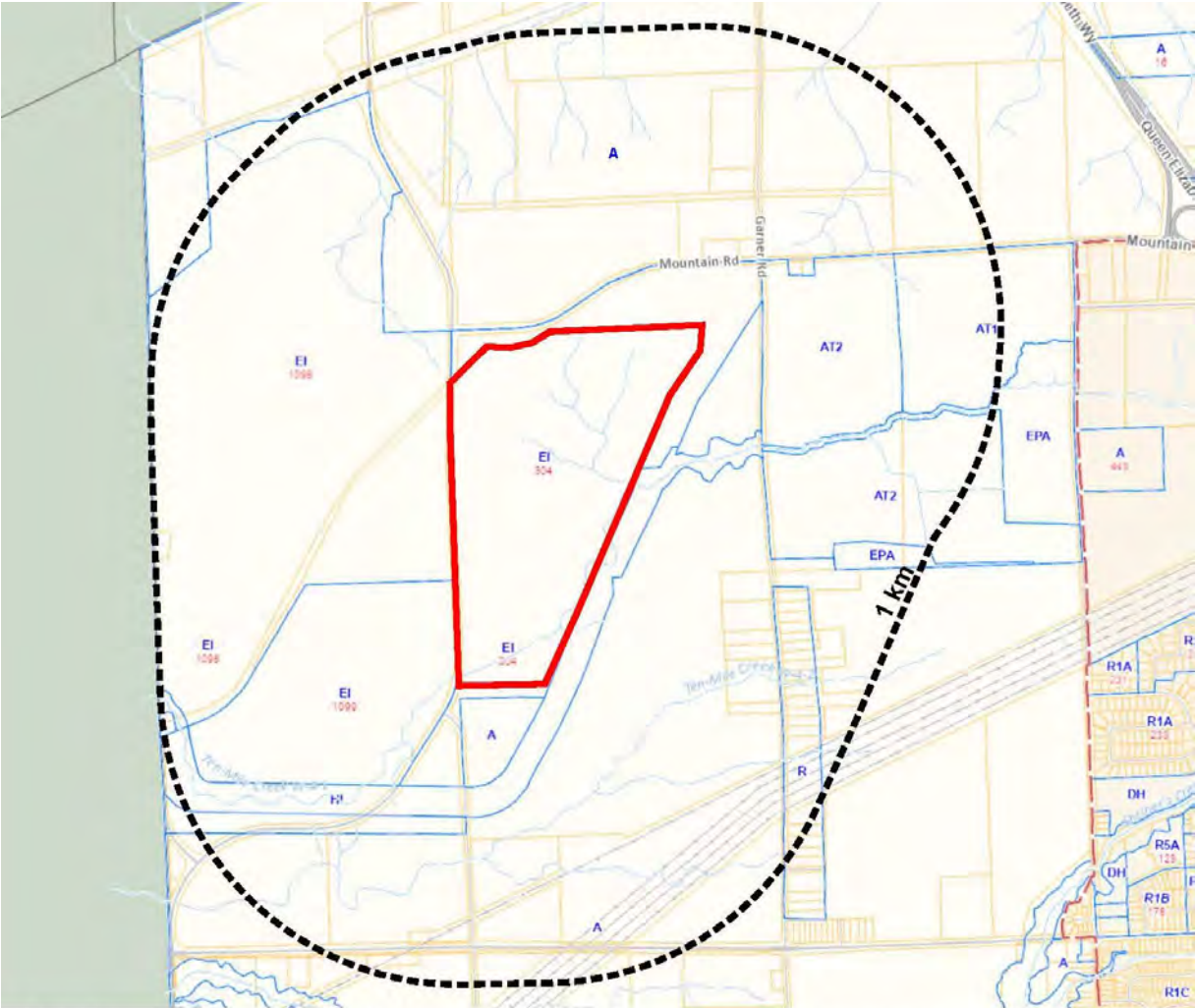
## Current land use designation

- Schedule H of the NROP identifies the subject lands as a Licenced Aggregate Operation in line with the existing use of the site
- An Official Plan Amendment will be required to permit waste disposal within the Extractive Industrial designation at the site

## Surrounding land use designations

- The Proposed Landfill lands are shown to be situated outside of identified urban and growth areas
- Narrow sections along the eastern boundary of the Proposed Landfill lands are shown to be part of the Natural Environment System (Schedule C1 and C2)

# City of Niagara Falls



**LEGEND**

Limit of Proposed Landfill	AT Agri-Tourism Zone	R4 Residential Low Density Grouped Multiple Dwelling Zone
Proposed Landfill 1k Buffer	R Rural Zone	R5A Residential Apartment Zone
Extractive Industrial Zone	R1A Residential 1A Density Zone	DH Development Holding Zone
Agricultural Zone	R1B Residential 1B Density Zone	EPA Environmental Protection Area Zone
	R1C Residential 1C Density Zone	
	R1D Residential 1D Density Zone	

- The Proposed Landfill lands are primarily designated as Extractive Industrial in the NFOP
- With areas designated as Environmental Conservation Area and Environmental Protection Area along the eastern portion of the site

- The Proposed Landfill lands are zoned as Extractive Industrial Zone
- A Zoning By-law Amendment to permit a waste disposal site, landfill, will be required

# **Role of the Government Review Team**

# Role of the Government Review Team

- Provide information and guidance within mandated areas of responsibility
- Provide consistent advice throughout the decision-making process or relevant reasons if positions change
- Participate in the government review of the proposed Terms of Reference



# **Draft Terms of Reference & Supporting Document**

# Draft Terms of Reference & Supporting Document

## ToR & Appendices

- Rationale for Undertaking
- Alternatives To the Undertaking
- Preliminary description of the environment
- Proposed assessment and evaluation methodology
- Consultation

## Supporting Document

- Business Case: Need/Rationale and Alternatives To the Undertaking

# **Schedule & Next Steps**

# Next Steps

- We will be seeking input and comments on the Draft ToR once released (winter 2024)
- Follow-up meeting with GRT will be scheduled prior to the release of the Draft ToR
- Update and finalize the ToR based on comments received and issue for formal review (summer 2024)
- Contact Information:

**Darren Fry, Walker**

Email: [Dfry@walkerind.com](mailto:Dfry@walkerind.com)

Office: 1-866-699-9425

**Erika Brown, GHD**

Email: [Erika.Brown@GHD.com](mailto:Erika.Brown@GHD.com)

Office: 416 866 2351





**\* Thank You**

# **Attachment 2**

**Code of Practice - Preparing and Reviewing  
Environmental Assessments in Ontario**

# Preparing and Reviewing Terms of Reference for Environmental Assessments in Ontario

*\*\* This document can be found on the  
Ministry of the Environment,  
Conservation and Parks website \*\**

[https://www.ontario.ca/page/preparing-  
and-reviewing-terms-reference-  
environmental-assessments-ontario](https://www.ontario.ca/page/preparing-and-reviewing-terms-reference-environmental-assessments-ontario)

# **Attachment 3**

## **List of Consultants**



*Walker South Landfill Phase 2 Environmental Assessment Technical Discipline Consultants*

<b>Discipline</b>	<b>Consultant</b>	<b>Contact(s)</b>
Agriculture	Colville Consulting Inc	Sean Colville
Atmosphere (air quality and noise)	RWDI	Anthony Vanderheyden
Archaeology	ARA	Mike McCready
Cultural Heritage	MHBC	Nicholas Bogaert
Design & Operations	WSP	Frank Barone
Ecology	GHD	Laura Lawlor
Economic	Avaanz	Angus Keir
Land Use	MHBC	Debra Walker, Tomas Glancy
Surface and ground water	WSP	Greg Siiskonen, Kevin MacKenzie
Social	SLR	Tomasz Wlodarczyk
Traffic	TYLin	Michael Dowdall

**Subject:** Walker South Landfill Phase 2 EA - Niagara Region Meeting #2 Notes  
**Date:** Tuesday, February 20, 2024 at 3:59:52 PM Eastern Standard Time  
**From:** Elizabeth Duguay <EDuguay@walkerind.com>  
**To:** 'Angela.Stea@niagararegion.ca' <Angela.Stea@niagararegion.ca>, 'Erik Acs' <erik.acs@niagararegion.ca>, 'Sean.Norman@niagararegion.ca' <Sean.Norman@niagararegion.ca>  
**CC:** Darren Fry <DFry@walkerind.com>, Blair Shoniker <Blair.Shoniker@ghd.com>  
**Attachments:** 12567140-Walker South Landfill Phase 2-Niagara GRT Meeting 2 Summary.pdf, Code of Practice - Preparing and Reviewing Terms of Reference for Environmental Assessments in Ontario - Jan 2014.pdf

Good afternoon Angela, Erik, and Sean,

I hope you all had a nice long weekend.

Further to our meeting on February 16, we've prepared meeting notes and have included a copy of the presentation for your records.

Please let me know if you have any questions.

Kind regards,  
Elizabeth



February 20, 2024

<b>Subject/Client:</b>	Walker South Landfill Phase 2 EA Niagara GRT Meeting #2	<b>Ref. No.</b>	12567140
<b>From:</b>	Erika Brown	<b>Tel:</b>	416 866-2351
<b>Venue/Date/Time:</b>	Walker Environmental Group Building, 2800 Thorold Townline Road, Niagara Falls, February 9, 2024, 10:00 – 11:00am		

### Attendees

#### Niagara Region

- Sean Norman, Senior Planner
- Erik Acs, Manager, Community Planning
- Angela Stea, Director, Corporate Strategy and Community Sustainability

#### Walker

- Darren Fry, Project Director
- Mike Deprez, VP, Waste Services and Business Development
- Elizabeth Duguay, Planning & Community Engagement Lead

#### GHD

- Blair Shoniker, Project Director & Strategic Advisor

### Topics Discussed

1. Key Meeting Objectives
2. Dec 23' Meeting Follow-ups
3. Consultation & Engagement Update
4. Key Milestones & Review Process
5. NPCA/Region Consultation
6. Next Steps

### Questions/ Comments (*Action items in italics*)

### Action

Walker reviewed action items from the December 18, 2023 meeting and provided responses. A summary of action items and responses can be found in Attachment 1 – Meeting Presentation.	None
Angela Stea, Eric Acs, and Sean Norman will be the primary contacts from Niagara Region for the EA.	None
Question raised regarding who attended Open House #1 on December 14, 2023. – Walker responded that the Open House was primarily attended by near neighbours (i.e., within 500 metres of the proposed Phase 2 site); specifically, residents from Garner Rd.	None
<i>Walker/GHD to prepare an approvals sequence track for the project outlining timing of provincial and local planning approvals.</i>	Walker/GHD
Clarification requested regarding “GRT”.	GHD

Questions/ Comments ( <i>Action items in italics</i> )	Action
<ul style="list-style-type: none"> <li>– “GRT” stands for Government Review Team</li> <li>– GRT is a defined term/list of government ministries and agencies (federal, provincial, municipal, etc.) in the Terms of Reference Code of Practice</li> <li>– The MECP provides the proponent with a GRT list</li> <li>– Niagara Region is part of the GRT</li> </ul> <p><i>GHD to provide Niagara Region with a PDF copy of the ToR Code of Practice.</i></p> <p><i>Post-meeting note: The MECP Code of Practice for Preparing and Reviewing Terms of Reference for Environmental Assessment in Ontario is available at the following link and has been attached to this summary.</i></p> <p><b>Code of Practice: Terms of Reference</b></p>	
<p>Niagara Region representatives asked Walker which municipalities have and will be engaged.</p> <ul style="list-style-type: none"> <li>– Walker responded that to date, they have engaged with the City of Niagara Falls, the Town of Niagara-on-the-Lake, and the City of St. Catharines</li> <li>– Walker intends to schedule another meeting with the City of Niagara Falls and an initial meeting with the City of Thorold</li> </ul>	None
<p>Walker shared plans to release the Draft ToR on March 7, 2024.</p>	None
<p>Walker suggested it would be supportive of area municipalities undertaking a coordinated approach to the review of EA documents (i.e., Niagara Region, Niagara Falls, NOTL, St. Catharines, and Thorold). Walker would be happy to facilitate a joint meeting during/after comment submission to ensure open communications and efficiency.</p> <p><i>Niagara Region to consider facilitating coordinated review of documents during ToR step and future EA Report.</i></p>	Niagara Region
<p><i>Walker to review Niagara Region/area municipalities' sustainability objectives and identify opportunities to incorporate them into the project.</i></p>	Walker

- Attachments: Meeting Presentation  
Code of Practice – Preparing and Reviewing Terms of Reference for Environmental Assessment in Ontario (*provided under separate cover*)
-

# Attachments

# **Attachment 1**

**Meeting Presentation**

# **South Landfill Phase 2**

## **Environmental Assessment**

Niagara Region Meeting #2

February 9<sup>th</sup>, 2024



# Agenda

- Key Meeting Objectives
- Dec 23' Meeting Follow-ups
- Consultation & Engagement Update
- Key Milestones & Review Process
- NPCA/Region Consultation
- Next Steps





# Key Meeting Objectives

- Follow up on questions raised during Dec 18<sup>th</sup>, 2023 meeting
- Review proposed project timelines
- Discuss framework for ToR Municipal review process
- Discuss NPCA consultation
- Establish next steps



# Action Items

## December 18<sup>th</sup>, 2023 Meeting

Item	Response
Walker to provide summary of comments from Open House #1.	Complete. Darren Fry, Project Director, sent summary of feedback via email on 2024-01-26.
Walker/GHD to set out a timeline/review process to assist the Region to better understand when their involvement occurs and when documents need to be reviewed.	To be discussed in this meeting.
Walker to review South Landfill Phase 1 (SLF PH1) approvals process and how the project moved into local approvals.	File review in progress. South Landfill Phase 1 Approvals Sequence was: <ul style="list-style-type: none"><li>• EA Approval required before any EPA or Local Planning Approvals</li><li>• Certificate of Approval (EPA) could only be issued once all Planning Act Amendments were in place</li><li>• SLF PH1 required an Official Plan &amp; Zoning By-law Amendments</li><li>• Amendments to Regional &amp; City planning documents were required to permit private landfill use</li></ul>
Walker to investigate whether SLF PH1 went through Site Plan Approval.	Related to above item.
Walker to confirm whether the tunnel expansion will occur within NEC lands.	Item in progress. <ul style="list-style-type: none"><li>• Conceptual design stage</li><li>• New tunnel may be partially within NEC lands</li><li>• Walker will engage NEC</li></ul>



# Consultation & Engagement Update

- Meetings held with GRT, Municipalities, neighbours & interested parties
- Indigenous engagement in progress – developing community-specific consultation & engagement plans
- Feedback is being considered as Draft ToR is developed
- Proposing Community Liaison Community as part of consultation plan



# Timelines & Process

## Terms of Reference – Targeted Dates

- **Draft ToR Release** – March 7th
- **Draft ToR Comment Period** – March 7th to April 21st
- **Final ToR Submission** – May 31st
- **MECP Review Process**



# Timelines & Process

## Terms of Reference – Municipal Review

*The ToR serves as the roadmap for what will be studied in the EA & outlines public consultation that will take place (i.e., the “table of contents”).*

- ~50-page document – copy of South Landfill Phase 1 ToR for reference
- Intended to set the scope for the EA
- 45-day review period (vs prescribed 30 days)
- Coordinated review opportunity with other municipalities



# NPCA/Region Consultation

- Under Bill 23, CAs no longer provide municipal programs or services related to reviewing & commenting on proposals/applications made under the *Environmental Assessment Act*
- NPCA's review & permitting authority would therefore be limited to flooding & erosion hazard mitigation under O. Reg 155/06
- SLF PH2 study area is within NPCA's regulated lands – specifically, Ten Mile Creek & its tributaries



# Next Steps

- Draft ToR Release on March 7<sup>th</sup>
- Looking to schedule meetings with following departments at the Region:
  - Wastewater Management
  - Transportation
  - Sustainability
  - Economic Development



# **Attachment 2**

**Code of Practice – Preparing and  
Reviewing Terms of Reference for  
Environmental Assessment in Ontario  
*(provided under separate cover)***



# Preparing and Reviewing Terms of Reference for Environmental Assessments in Ontario

*\*\* This document can be found on the  
Ministry of the Environment,  
Conservation and Parks website \*\**

[https://www.ontario.ca/page/preparing-  
and-reviewing-terms-reference-  
environmental-assessments-ontario](https://www.ontario.ca/page/preparing-and-reviewing-terms-reference-environmental-assessments-ontario)

**Subject:** FW: Walker South Landfill Phase 2 EA - Niagara Region Meeting #2 Notes  
**Date:** Thursday, February 29, 2024 at 2:20:15 PM Eastern Standard Time  
**From:** Elizabeth Duguay <EDuguay@walkerind.com>  
**To:** South Landfill Phase 2 <info@southlandfillphase2.com>  
**Attachments:** image001.jpg

---

**From:** Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>  
**Sent:** Wednesday, February 21, 2024 10:27 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 EA - Niagara Region Meeting #2 Notes

Great, thanks Elizabeth.

Regards,  
**Sean Norman, PMP, MCIP, RPP**  
Senior Planner  
Growth Strategy and Economic Development, Niagara Region  
Phone: 905-980-6000 ext. 3179 Toll-free: 1-800-263-7215

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** Wednesday, February 21, 2024 10:23 AM  
**To:** Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 EA - Niagara Region Meeting #2 Notes

**CAUTION EXTERNAL EMAIL:** This email originated from outside of the Niagara Region email system. Use caution when clicking links or opening attachments unless you recognize the sender and know the content is safe.

Hi Sean,

We're still attempting to locate a copy of the Approved Terms of Reference for the South Landfill (Phase 1) and will forward you a copy once we locate it.

In the interim, I've attached a copy of what we believe was the approved version (ToR as Amended Sept 4<sup>th</sup>, 2005). This version includes amendments we made in response to MECP comments (these amendments are provided, with the ToR following). The ToR was approved on Oct. 5<sup>th</sup> 2005 which makes us feel confident the Sept. 4<sup>th</sup> version was the approved version. I trust this makes sense.

Regards,  
Elizabeth

---

**From:** Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>

**Sent:** Wednesday, February 21, 2024 9:42 AM

**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Subject:** RE: Walker South Landfill Phase 2 EA - Niagara Region Meeting #2 Notes

**CAUTION: External email. Only open links/attachments from known senders**

Thanks Elizabeth for providing this.

Were you able to find a digital copy of the ToR from your previous EA (the one you had in hard-copy on the table)?

Regards,

**Sean Norman, PMP, MCIP, RPP**

Senior Planner

Growth Strategy and Economic Development, Niagara Region

Phone: 905-980-6000 ext. 3179 Toll-free: 1-800-263-7215

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>

**Sent:** Tuesday, February 20, 2024 4:00 PM

**To:** Stea, Angela <[Angela.Stea@niagararegion.ca](mailto:Angela.Stea@niagararegion.ca)>; Acs, Erik <[Erik.Acs@niagararegion.ca](mailto:Erik.Acs@niagararegion.ca)>; Norman, Sean <[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)>

**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>

**Subject:** Walker South Landfill Phase 2 EA - Niagara Region Meeting #2 Notes

**CAUTION EXTERNAL EMAIL:** This email originated from outside of the Niagara Region email system. Use caution when clicking links or opening attachments unless you recognize the sender and know the content is safe.

Good afternoon Angela, Erik, and Sean,

I hope you all had a nice long weekend.

Further to our meeting on February 16, we've prepared meeting notes and have included a copy of the presentation for your records.

Please let me know if you have any questions.

Kind regards,

Elizabeth

**Elizabeth Duguay**

Planning & Community Engagement Lead

Environmental Division

C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**City of Niagara Falls  
Correspondence**

Wednesday, February 14, 2024 at 15:20:26 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:12:44 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'clerk@niagarafalls.ca'  
**CC:** 'jdiodati@niagarafalls.ca', 'talktotheCAO@niagarafalls.ca', 'kdolch@niagarafalls.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Bill Matson**

City Clerk

City of Niagara Falls

4310 Queen Street, P.O. Box 1023

Niagara Falls, ON L2E 6X5

[clerk@niagarafalls.ca](mailto:clerk@niagarafalls.ca)

Dear Bill Matson,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

cc: Mayor Jim Diodati  
Jason Burgess, CAO  
Kim Dolch, General Manager of Planning, Building & Development



# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 15:26:54 Eastern Standard Time

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**Subject:** FW: Walker Landfill Continuance - Notice of Commencement  
**Date:** Thursday, November 30, 2023 at 9:56:50 AM Eastern Standard Time  
**From:** Chris Breen  
**To:** South Landfill Phase 2  
**CC:** Leticia Koole

As requested...

---

**From:** Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Sent:** Thursday, November 30, 2023 8:07 AM  
**To:** Kira Dolch <[kdolch@niagarafalls.ca](mailto:kdolch@niagarafalls.ca)>; Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>;  
[Sean.Norman@niagararegion.ca](mailto:Sean.Norman@niagararegion.ca)  
**Subject:** Fwd: Walker Landfill Continuance - Notice of Commencement

Good morning,

I hope all is well.

The link below is unrelated to the quarry application and fyi. Please let me know if you have any questions.

Thanks,  
Chris

Get [Outlook for iOS](#)

---

**From:** Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Sent:** Wednesday, November 29, 2023 5:29 PM  
**To:** Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Cc:** Kaitlynn Valeriano <[kValeriano@walkerind.com](mailto:kValeriano@walkerind.com)>  
**Subject:** Walker Landfill Continuance - Notice of Commencement

Good evening,

Please see the advisory linked below which will be released tomorrow morning. Please contact me at any time if I may be of assistance.

<https://www.dropbox.com/scl/fi/fyp6bzgc87wbag4yoogwa/Media-Release-South-Landfill-Phase-2-Continuation-Walker-Industries.docx?rlkey=w67z6095yhkbiy7qae8jpv2s&dl=0>

Thanks,  
Chris  
4166053524

## MEDIA RELEASE

For Immediate Use

Thursday, Nov. 30, 2023

### Walker launches Notice of Commencement for the future development of its South Landfill

**NIAGARA, ON (Nov. 30)** - Walker Industries (Walker) today announced it has commenced its Terms of Reference for the company's proposed next phase of its South Landfill, allowing Walker to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities.

"Walker's Resource Management Campus plays a key role in helping Niagara recover resources, manage waste, and generate clean, renewable energy," said Mike Deprez, Vice President, Environmental Division. "As Niagara region continues to grow, planning for long-term waste disposal capacity is increasingly important. Walker has safely managed landfills for more than forty years and our Phase 2 development would allow us to continue to provide these critical services to residents, businesses, and municipalities."

To develop the next phase of its South Landfill, Walker has initiated an Environmental Assessment (EA). An EA sets out a planning and decision-making process that considers potential effects on the environment and surrounding community. As part of this process, Walker encourages members of the public, agencies, Indigenous communities and other interested persons to actively participate in the planning process by attending consultation opportunities or contacting staff directly.

Walker will host an initial public Open House to introduce the project, review and discuss the Environmental Assessment process and collect feedback.

**Date:** Thursday, Dec. 14

**Time:** 4 to 8 p.m.

**Location:** Club Italia, Grand Ballroom B,  
2525 Montrose Rd, Niagara Falls, ON

For further information on the process or upcoming public sessions, please contact:

**Cody Cabral**  
Media Relations, Walker Industries  
Email: [ccabral@walkerind.com](mailto:ccabral@walkerind.com)  
Phone: 289-257-0528

## ABOUT WALKER

Walker Industries, a fifth-generation, family-owned company with more than 135 years in business, operates from its base in the Niagara Region with facilities across Canada and the United States. Walker employs more than 1,200 people in environmental waste management and recovery, renewable energy, paving and construction, aggregates, and emulsions chemistries.

Visit Walker's South Landfill Phase 2 website here: <https://southlandfillphase2.com/>



Map: Proposed South Landfill Phase 2

Tuesday, February 13, 2024 at 15:35:08 Eastern Standard Time

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**Subject:** RE: [EXTERNAL]-Walker Connection  
**Date:** Monday, December 18, 2023 at 12:06:05 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** 'Chris Millar', Shawn Jordan, Elizabeth Duguay  
**CC:** Andrew Bryce  
**Attachments:** image001.jpg

Hello Chris,

Thanks for taking the time to attend the Open House last week; sorry we didn't get to connect directly. We have been monitoring the Northwest Secondary Plan and would be happy to schedule a call with you (i.e. introductions, studies we'll undertake as part of the EA, technical team, etc.).

I will be meeting with Andrew later today and we're happy to share any additional information you require on the project or about our current operations. Feel free to reach out anytime.

Regards,  
Darren

---

**From:** Chris Millar <[cmillar@niagarafalls.ca](mailto:cmillar@niagarafalls.ca)>  
**Sent:** Friday, December 15, 2023 1:28 PM  
**To:** Shawn Jordan <[SJordan@walkerind.com](mailto:SJordan@walkerind.com)>  
**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Subject:** RE: [EXTERNAL]-Walker Connection

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Hi Shawn,

Thanks for the chat yesterday.

I do believe Walker reps are meeting Monday with our Director (copied), and I'm sure we will be speaking more as both our initiatives progress.

As mentioned, my interests are with the Secondary Plan getting underway just east on the newly added expansion lands, where your meeting was being held last night.

I will subscribe to the webpage you have up for general notifications, and I offer the following page where you can keep tabs on the Secondary Plan process and progress.

One thing I would like to gain, and we spoke briefly about it last night, is which consultants you have retained and their respective studies you are undertaking for the EA work.

As you know, we too are undertaking background work as part of our regional requirements for the secondary plan. We currently have an RFP out for that background work to be completed which closes January 9.

Again, nice meeting you and thanks.

<https://letstalk.niagarafalls.ca/northwest-secondary-plan>

Sincerely,  
Chris

---

**From:** Shawn Jordan <[SJordan@walkerind.com](mailto:SJordan@walkerind.com)>  
**Sent:** Friday, December 15, 2023 9:34 AM  
**To:** Chris Millar <[cmillar@niagarafalls.ca](mailto:cmillar@niagarafalls.ca)>  
**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** [EXTERNAL]-Walker Connection

Hi Chris

It was nice to meet you last night. Thanks again for stopping by.

I have copied Darren Fry, project manager for the South Landfill Phase 2 project.

Let us know when a good time for you would be to meet in the New Year to discuss the projects in more detail.

Thanks

**Shawn Jordan**

General Manager, Transfer & Disposal  
Environmental Division

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T: 905-680-3739  
C: 905-687-2287  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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Tuesday, February 20, 2024 at 10:56:54 Eastern Standard Time

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**Subject:** FW: Walker, South Landfill Phase EA, Meeting Request  
**Date:** Tuesday, February 13, 2024 at 12:56:30 PM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** 12567140-Walker South Landfill Phase 2 EA Niagara GRT Meeting #1 Summary.pdf, image001.jpg

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**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Date:** Tuesday, February 13, 2024 at 11:27 AM  
**To:** 'Andrew Bryce' <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>, Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Hi Andrew,

Of course – I will send a virtual meeting invite.

The presentation can be found in Attachment 1 of the attached PDF.

Best,  
Elizabeth

---

**From:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Sent:** Tuesday, February 13, 2024 11:23 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Hi, could we have a virtual meeting? In addition there was a slideshow at our meeting of December 18, I apologize if you have sent before but can you please send again?

Regards

**Andrew Bryce, MCIP, RPP** | Director of Planning | Planning, Building, and Development | City of Niagara Falls  
4310 Queen Street | Niagara Falls, ON L2E 6X5 | (905) 356-7521 ext 4232 | Cell (289) 968-5162 | [abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** Tuesday, February 13, 2024 11:18 AM

**To:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Ok, thank you.

Please let me know if your preference is to meet at our offices or yours. I will send out a meeting invitation shortly.

Kind regards,  
Elizabeth

---

**From:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Sent:** Tuesday, February 13, 2024 11:13 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Hi, no one else would need to attend from the City at this time. A future pre-consultation meeting would be held to address any application requirements for land use approvals would be scheduled, we can discuss that further in the meeting.

Regards

**Andrew Bryce, MCIP, RPP** | Director of Planning | Planning, Building, and Development | City of Niagara Falls  
4310 Queen Street | Niagara Falls, ON L2E 6X5 | (905) 356-7521 ext 4232 | Cell (289) 968-5162 | [abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)

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**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** Tuesday, February 13, 2024 11:06 AM  
**To:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Hi Andrew,

Does 9:30 – 10:30 am on Friday, February 23<sup>rd</sup> work on your end? We are happy to either host or meet you at City Hall.

The Region will not be attending this meeting. With that said, is there any additional staff at the City that would be interested in attending?



Best,  
Elizabeth

---

**From:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Sent:** Tuesday, February 13, 2024 10:51 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

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My apologies, I have availability Tuesday afternoon, Wednesday afternoon before 3 and Friday.

Will the Region be invited to the meeting?

Regards

**Andrew Bryce, MCIP, RPP** | Director of Planning | Planning, Building, and Development | City of Niagara Falls  
4310 Queen Street | Niagara Falls, ON L2E 6X5 | (905) 356-7521 ext 4232 | Cell (289) 968-5162 | [abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)

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**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** Tuesday, February 13, 2024 10:46 AM  
**To:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Good morning Andrew,

I am following-up on Darren's email below to arrange a meeting regarding our South Landfill Phase 2 project.

Depending on your availability, we are looking to schedule a time for next week. Please let me know what day/time works best on your end.

Kind regards,  
Elizabeth

**Elizabeth Duguay**  
Planning & Community Engagement Lead  
Environmental Division

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C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Tuesday, February 6, 2024 12:29 PM  
**To:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>  
**Subject:** Walker, South Landfill Phase EA, Meeting Request

Hello Andrew,

I trust all is well since we last spoke just before the holidays.

We'd like to schedule a meeting to close out some action items from our Dec. 18 meeting, build upon the previous discussion and review next steps for the EA.

If you like, we can propose some dates – just let me know.

Warm regards,  
Darren



January 25, 2024

<b>Subject/Client:</b>	Walker South Landfill Phase 2 EA Niagara GRT Meeting #1	<b>Ref. No.</b>	12567140
<b>From:</b>	Erika Brown	<b>Tel:</b>	416 866-2351
<b>Venue/Date/Time:</b>	Niagara Region HQ, 1815 Sir Isaac Brock Way, Thorold December 18, 2023, 1:00-3:00pm		

### Attendees

#### Niagara Region

- Sean Norman, Senior Planner
- Erik Acs, Manager, Community Planning
- Emil Prpic, Manager, Recycling & Waste Disposal
- Catherine Habermehl, Director, Waste Management Services (Virtual)
- Sherri Tait, Acting Associate Director, Collection & Diversion Operations

#### City of Niagara Falls

- Andrew Bryce, Director of Planning

#### Walker

- Darren Fry, Project Director
- Elizabeth Duguay, Planning & Community Engagement Lead
- Chris Breen, Vice President, Government and Community Relations

#### GHD

- Blair Shoniker, Project Director & Strategic Advisor

### Topics Discussed

1. Introductions
2. Meeting Objectives
3. Overview of Walker & Proposed Project – South Landfill Phase 2
4. Environmental Assessment & Approvals Process
5. Municipal Land Use
6. Role of the Government Review Team
7. Draft Terms of Reference & Supporting Document
8. Schedule & Next Steps
  - A GRT meeting will be scheduled prior to release of the working draft Terms of Reference (winter 2024)

### Questions/ Comments (*Action items in italics*)

### Action

Andrew Bryce asked Walker about project messaging and how to communicate with the public. <ul style="list-style-type: none"> <li>- Specifically, clear messaging will be provided with respect to the process, the site, and the incoming waste (volume, types, sources, etc).</li> </ul>	
Does Walker have a "North Landfill"?	

Questions/ Comments ( <i>Action items in italics</i> )	Action
<ul style="list-style-type: none"> <li>- No, but Walker does have an East Landfill that was rehabilitated into agricultural land. The agricultural end use was determined through community engagement.</li> </ul>	
<p>Chris Breen signalled that this project represents the development of the next phase of the South Landfill or a continuation or extension of the existing operation.</p>	
<p>Erik Acs asked for clarity around entrance of the existing South Landfill Phase 1.</p> <ul style="list-style-type: none"> <li>- Walker indicated that the location of the existing South Landfill resulted from public feedback during the first EA.</li> </ul>	
<p>How do Phase 1 and Phase 2 align?</p> <ul style="list-style-type: none"> <li>- Walker expressed that the objective is to seamlessly transition from Phase 1 to Phase 2 so that critical waste management services for the community are not interrupted. However, approval and construction timelines may vary.</li> </ul>	
<p>Question regarding limit on landfill height.</p> <ul style="list-style-type: none"> <li>- Walker referred to O. Reg. 232 which sets limits on landfill height and communicated that height will be addressed in visual impact studies and will likely be a lower elevation than Phase 1.</li> </ul>	
<p>Catherine Habermebl inquired about the turnout at Walker's first Open House on December 14.</p> <ul style="list-style-type: none"> <li>- Feedback provided by Walker was that dialogue was rational, mostly attended by near neighbours, the community is familiar with Walker.</li> <li>- <i>Walker to provide summary of comments from the Open House.</i></li> </ul>	Walker
<p>Several questions regarding the sequencing of approvals and when planning approvals commence.</p> <ul style="list-style-type: none"> <li>- <i>Walker to review South Landfill Phase 1 approvals process and how the project moved into local approvals.</i></li> </ul>	Walker
<p><i>Walker/GHD to set out a timeline/review process to assist the Region to better understand when their involvement occurs and when documents need to be reviewed.</i></p>	Walker/GHD
<p>Question regarding the Public Info Session callouts on the EA process timeline and whether these are prescribed, or proponent driven.</p> <ul style="list-style-type: none"> <li>- Walker communicated that there is a chapter in the ToR that will speak to the consultation plan. EA is a proponent driven process with MECP guidelines on consultation. Walker will exceed the minimum requirement and commit to a consultation plan in the ToR.</li> </ul>	
<p>Question raised if Walker has engaged and will consult with HDI.</p> <ul style="list-style-type: none"> <li>- Walker indicated that HDI has been notified of the launch and that a meeting will be arranged in the New Year.</li> </ul>	
<p>Question regarding peer review, with reference to Uppers.</p> <ul style="list-style-type: none"> <li>- The provincial GRT is responsible for review and the municipal GRT is not expected to duplicate the effort.</li> <li>- Uppers Quarry is in the final licensing approval stage. South Landfill Phase 2 is the initial EA stage (planning process) with the final licensing approval stage to come after the EA (EPA approvals).</li> </ul>	
<p>Questions regarding the role and responsibilities of the Region throughout the EA process.</p> <ul style="list-style-type: none"> <li>- Blair Shoniker noted that MECP is a great resource for the Region/municipalities and can provide guidance.</li> <li>- Municipalities typically comment on traffic, land use, economic, and cultural heritage.</li> </ul>	

Questions/ Comments ( <i>Action items in italics</i> )	Action
<p><i>Walker to look into Bill 23 and EA responsibilities for Conservation Authorities</i></p> <p><i>Post meeting note:</i></p> <ul style="list-style-type: none"> <li>– <i>Bill 23 has limited the services CAs can provide municipalities and charge for. These services now exclude reviewing and commenting on a proposal, application or other matter made under a “prescribed Act” (EA Act and Planning Act, among others).</i></li> <li>– <i>As a result, NPCA’s role would be limited to review and approval (if permit is required) under Ontario Regulation 155/06. Further, that review would be focused on flooding and erosion because of Bill 23 changes that limit the range of factors CAs can consider.</i></li> <li>– <i>The Terrestrial and Aquatic Environment Work Plan includes the following regarding NPCA: Ten Mile Creek and its tributaries are regulated under NPCA Ontario Regulation 155/06 for the Development, Interference with Wetlands and Alterations to Shorelines and Watercourses. The Study Area is within the NPCA regulated area. Under the legislative changes associated with Bill 23, NPCA’s review and permitting authority will be focused on flooding and erosion hazard mitigation. A permit from NPCA may be required.</i></li> </ul>	Walker/GHD
<p><i>Walker to circulate Code of Practice – Preparing &amp; Reviewing EAs in ON to the Region/Niagara Falls.</i></p>	Walker/GHD
<p>Andrew Bryce asked whether the South Landfill went through Site Plan Approval.</p> <ul style="list-style-type: none"> <li>– <i>Walker will investigate this.</i></li> </ul>	Walker/GHD
<p>Question regarding NEC and whether they will be involved in the EA process.</p> <ul style="list-style-type: none"> <li>– Walker has engaged the NEC.</li> <li>– <i>Walker to look into the portion of lands within NEC boundaries and whether tunnel expansion will occur within regulated lands.</i></li> </ul>	Walker/GHD
<p>Andrew Bryce mentioned the new secondary plan occurring in Niagara Falls.</p> <ul style="list-style-type: none"> <li>– Land use compatibility will need to be considered.</li> <li>– <i>Walker to share list of consultants providing technical services.</i></li> </ul>	Walker/GHD
<p>Andrew Bryce noted that the public has been contacting Niagara Falls council regarding Phase 2.</p>	
<p>Walker signaled that a Community Liaison Committee will be created for this project during the EA stage when technical studies are being prepared/reviewed.</p>	

- Attachments: Meeting Presentation  
Code of Practice – Preparing and Reviewing Environmental Assessments in Ontario  
List of consultants providing technical services

# Attachments

# **Attachment 1**

**Walker South Landfill Phase 2**

**Niagara GRT Meeting 1**



→ December 19 & 20, 2023

**Walker South Landfill Phase 2 EA  
GRT Meeting #1  
Terms of Reference**

**Welcome**



# Agenda

- **Introductions**
- **Meeting Objectives**
- **Overview of Walker & Proposed Project – South Landfill Phase 2**
- **Environmental Assessment & Approvals Process**
- **Municipal Land Use**
- **Role of the Government Review Team**
- **Draft Terms of Reference & Supporting Document**
- **Schedule & Next Steps**

# Introductions

# Introductions

## **Proponent:** Walker Environmental Group Inc. (Walker)

- Project Director: Darren Fry
- VP, Government & Community Relations: Chris Breen
- Planning & Community Engagement Lead: Elizabeth Duguay
- Project Support Specialist: Leticia Koole

## **Primary Consultant:** GHD

- Project Advisor: Blair Shoniker
- Project Manager: Erika Brown
- Project Coordinator: Janet Oswald

# Meeting Objectives

# Meeting Objectives

- Introduce Walker and the services they provide for the Niagara community
- Describe the South Landfill Phase 2 Project
- Provide an overview of the approvals process
- Outline the role of the Government Review Team

# Overview of Walker

# South Landfill Phase 2

## Environmental Assessment



# Walker Overview

Building a sustainable future, **together.**



## Part of the Niagara Community for 136+ Years

- Fifth-generation, Niagara based family-owned company
- 1,200+ employees



## Innovative Campus

- Integrated Resource Management Campus
- Safely managed Niagara's waste for over 40 years



## Committed to Resource Recovery

- Recover & repurpose landfill-bound waste into sustainable materials & products





# Walker's Resource Management Campus



## More than a landfill

A dynamic operation that efficiently manages waste and sustainably recovers resources.

### Campus Operations Include:

- A** Residential Drop-off
- B** Niagara Compost Facility
- C** Resource Recovery Area
- D** N-Viro® Biosolids Facility
- E** Agricultural Rehabilitation
- F** Landfill Gas to Energy Facility
- G** Aggregates Recycling & Processing Area
- H** South Landfill



# Project Overview

Planning for long-term waste disposal capacity is increasingly important.

Despite recycling and green bin composting efforts, landfill space is still needed for non-recyclable materials.

## Phase 2 Development of the South Landfill

- State-of-the-art engineered landfill
- Designed with exceptional safety & environmental controls
- Accepts solid non-hazardous waste only
- Located immediately east of the current landfill operations
- Existing waste management infrastructure, such as the site entrance will not change



# Project Location

## Key Facility Information



1.1 million tonnes of waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~ 500 jobs supported



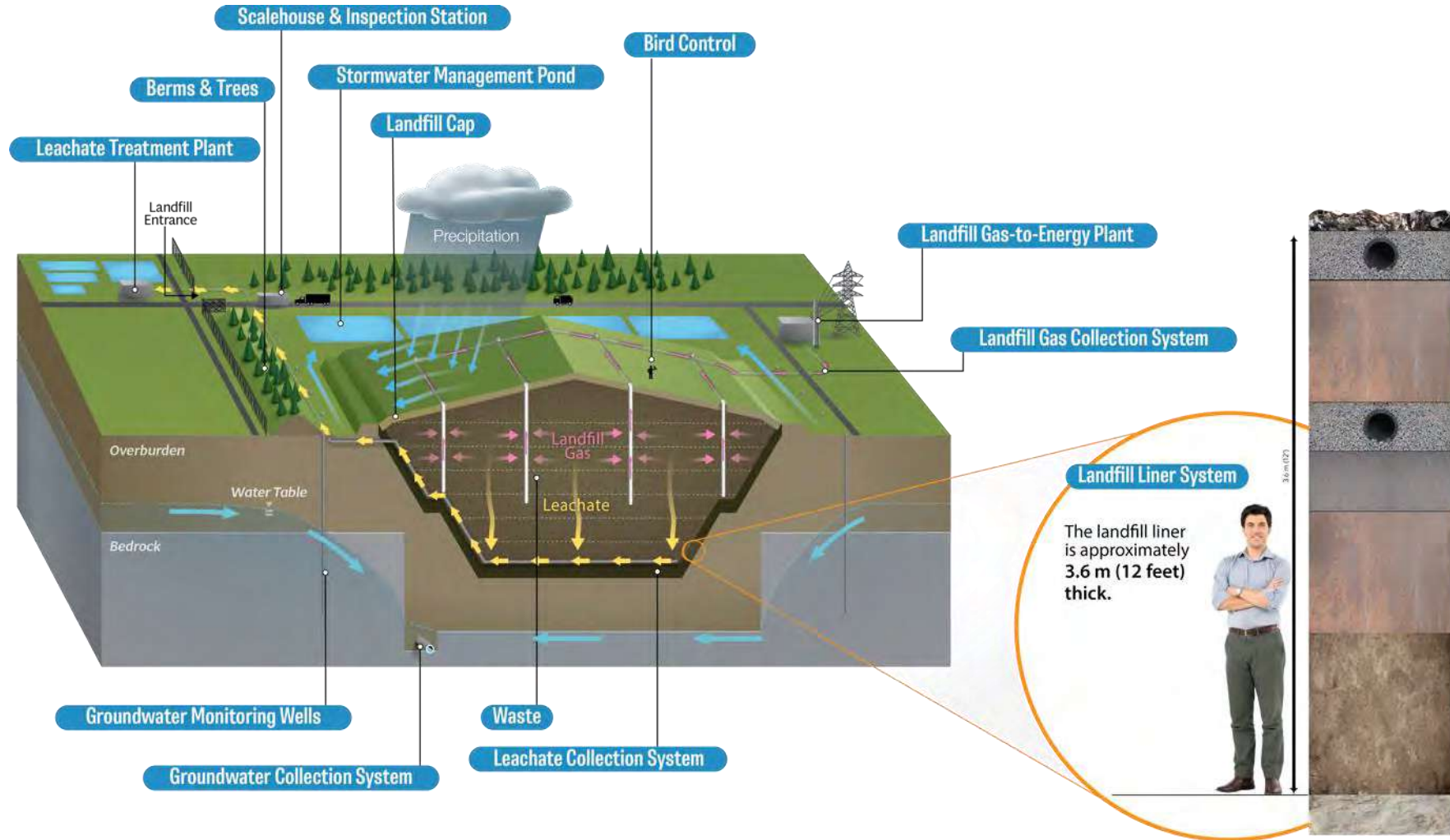
Renewable energy to power the equivalent of 10,000 homes



# Designed & Operated to the highest standard

## Key Features

- 12-foot multi-layer liner
- Leachate collection & treatment system
- Landfill gas collection system
- 0.75 m thick final landfill cap



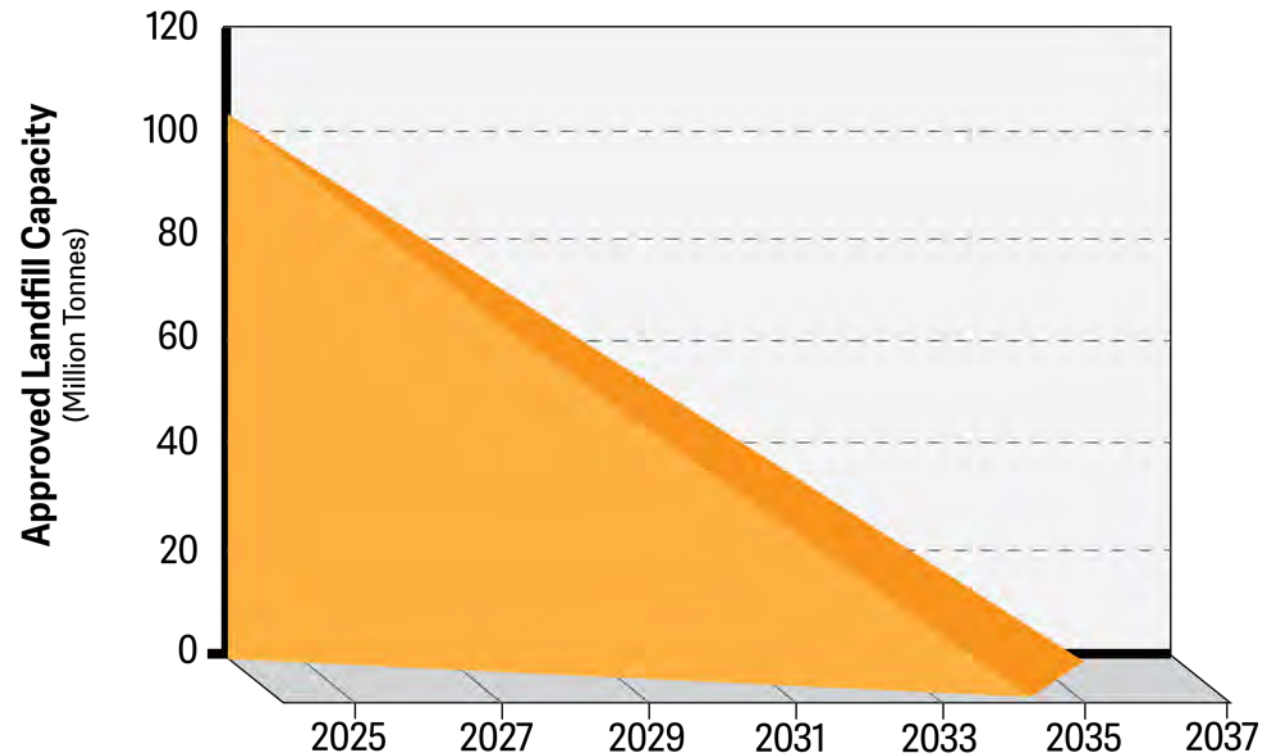
# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Ontario is expected to run out of landfill capacity by 2035

- Existing landfills are quickly filling up
- Population & waste generation are increasing
- It takes up to 10 years to develop new landfill capacity

ONTARIO'S REMAINING LANDFILL CAPACITY



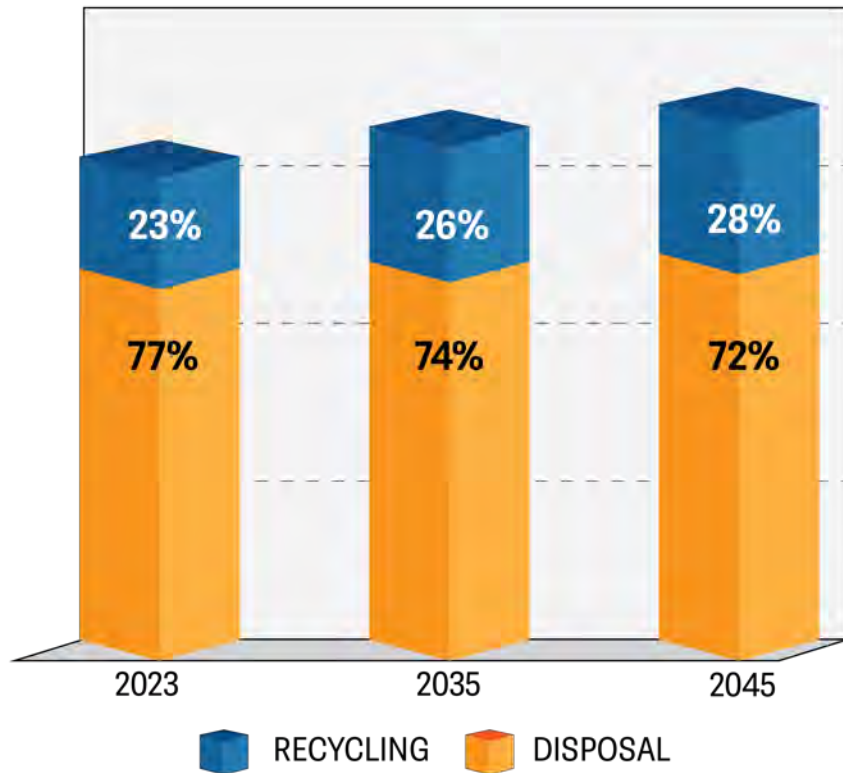
<https://www.owma.org/articles/2019-owma-landfill-report>



# Niagara's Waste Disposal Solution

South Landfill Phase 2

## ONTARIO'S RECYCLING & DISPOSAL RATES



<https://www.amo.on.ca/policy/land-use-planning-resources-and-climate-change/amos-baseline-waste-and-recycling-report-and>

**Despite recycling efforts, there will still be materials requiring safe disposal**

- Even with increased recycling and Green Bin composting, landfills are still needed to safely manage residual waste

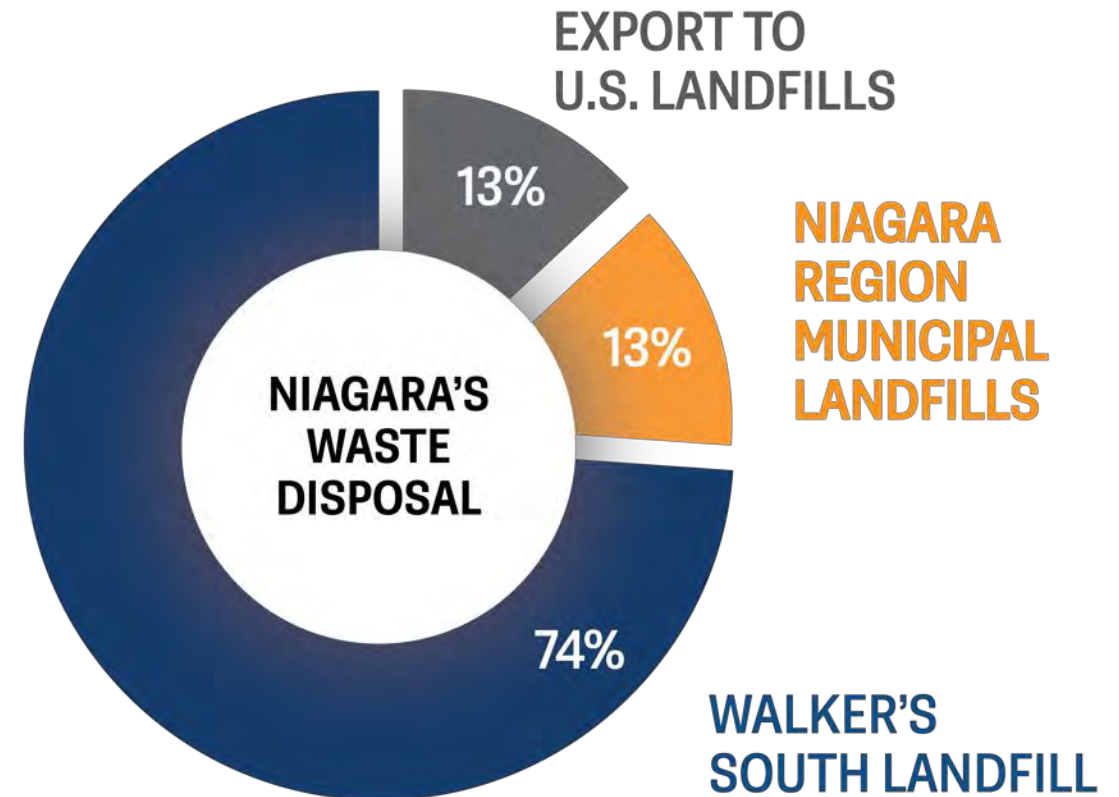


# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Niagara is no exception, additional disposal capacity is needed

- Over 2/3 of Niagara's waste is currently managed at the South Landfill, which is expected to reach capacity by 2030



\* Based on historical recycling trends



# Supporting Niagara for over 136 years



## Jobs & Employment

Supporting ~500 jobs in Niagara through our current waste management & resource recovery operations



## Community Giving

Donations & giving totalling over \$1.4 million annually to charities, community groups, and infrastructure



## Volunteering

Providing employees 2 paid volunteer days per year to support local community initiatives



## Awareness & Education

Supporting educational activities by participating in community events, giving tours and presentations, and through partnerships





# **Environmental Assessment Process**

# Landfill Approvals Process Overview

## **Environmental Assessment Act**

- Impact Assessment (Landfills required a Comprehensive EA vs Streamlined EA)
- Planning level instrument & detail
- Approved by Minister/Cabinet

## **Environmental Protection Act (EPA)**

- Environmental Compliance Approvals (ECA)
- Other Acts – OWRA (Water), ARA (Quarry)
- Approved by Directors

## **Local Approvals (Official Plan, etc.)**

- Official Plan Amendment
- Site Plan Approval, Road Entrance Permits
- Approved by Municipal Council

# Environmental Assessment

## A Two-Step Planning & Decision-Making Process

### Step 1

#### Terms of Reference (ToR)

- Serves as a roadmap for what will be studied in the EA & outlines the public consultation that will take place

### Step 2

#### Environmental Assessment (EA)

- Scientific studies identifying the effects of the project & proposed mitigation measures



# Need & Rationale

- Through its Business Case, Walker has identified the Need for continuing to operate the South Landfill at its Niagara Campus
- As a private sector Proponent with a current facility, there are a limited number of ways of approaching or dealing with the opportunity to increase residual waste disposal capacity
- Most reasonable way of approaching this opportunity is to increase capacity at the existing, permitted, and operational facility

# Alternatives To the Undertaking

- Do nothing
  - Does not satisfy the established need
- **Expand landfill capacity at Walker's Niagara Campus**
- Establish a new landfill elsewhere
  - Significant barriers
- Other (Export Waste, Thermal, etc.)
  - Not feasible for Walker as a private sector proponent

# Alternative Methods

- Describes the different ways of doing/ achieving the same activity
- Satisfies the Environmental Assessment (EA) Act requirement for a Proponent to identify and evaluate a reasonable range of alternatives
- Includes alternative site configurations to be evaluated in the EA
- Requires a comparative evaluation to be conducted

## The ToR will:

- Set the framework for the type of Alternative Methods to be evaluated in the EA phase (i.e., alternative site configurations).
- Set the evaluation criteria and methodology that will be utilized to assess and compare the Alternative Methods within the EA phase to satisfy the EA Act requirements to “*evaluate the advantages and disadvantages to the environment of the Alternative Methods of carrying out the undertaking*”

# Technical Studies to be Completed in the EA

- As part of the EA, numerous scientific studies will take place to
- Ensures Phase 2 will be protective of the environment while continuing to provide the community with safe and reliable waste disposal services



**Agriculture**



**Air Quality**



**Archaeology**



**Cultural Heritage**



**Cumulative Effects**



**Ecology**



**Economic**



**Noise**



**Social**



**Surface Water &  
Groundwater**



**Traffic**



**Visual**

# Consultation

## Stakeholder Consultation:



- Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments and questions.
- Consultation opportunities are planned throughout the EA and will be advertised in local newspapers on the project website, by direct mail and/or email.



# Consultation

## Proposed Plan For Consulting During the EA

### Proposed Consultation Methods



#### Website

A dedicated project website is available online.

[southlandfillphase2.com](http://southlandfillphase2.com)



#### Email

A dedicated project email has been created.

[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)



#### Phone

A toll-free phone line for questions related to the EA is available.

**1-866-699-9425**



#### Events

Public information sessions, open houses and stakeholder meetings.

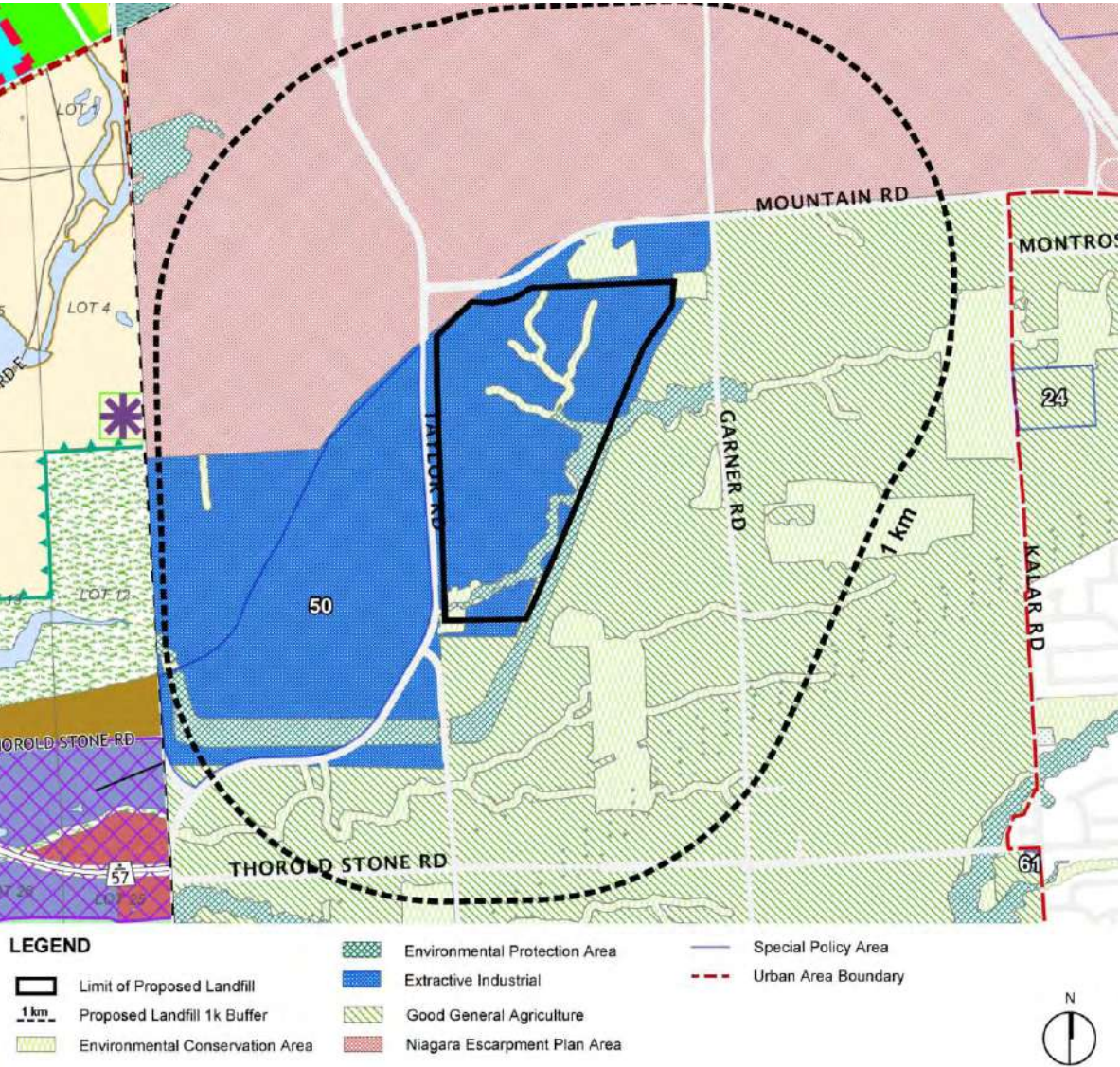
# Consultation

## Public Open House #1

- Held last Thursday (December 14<sup>th</sup>, 2023), 4:00-8:00pm
- Approximately 45 attendees
- Key issues raised:
  - Length of process
  - End use of quarry
  - Noise
  - Property value protection
  - Litter
  - Dust
  - Odour
  - Visual
  - Traffic
  - Location (proximity)
  - Community benefit
  - Consultation

# **Municipal Land Use**

# Niagara Region



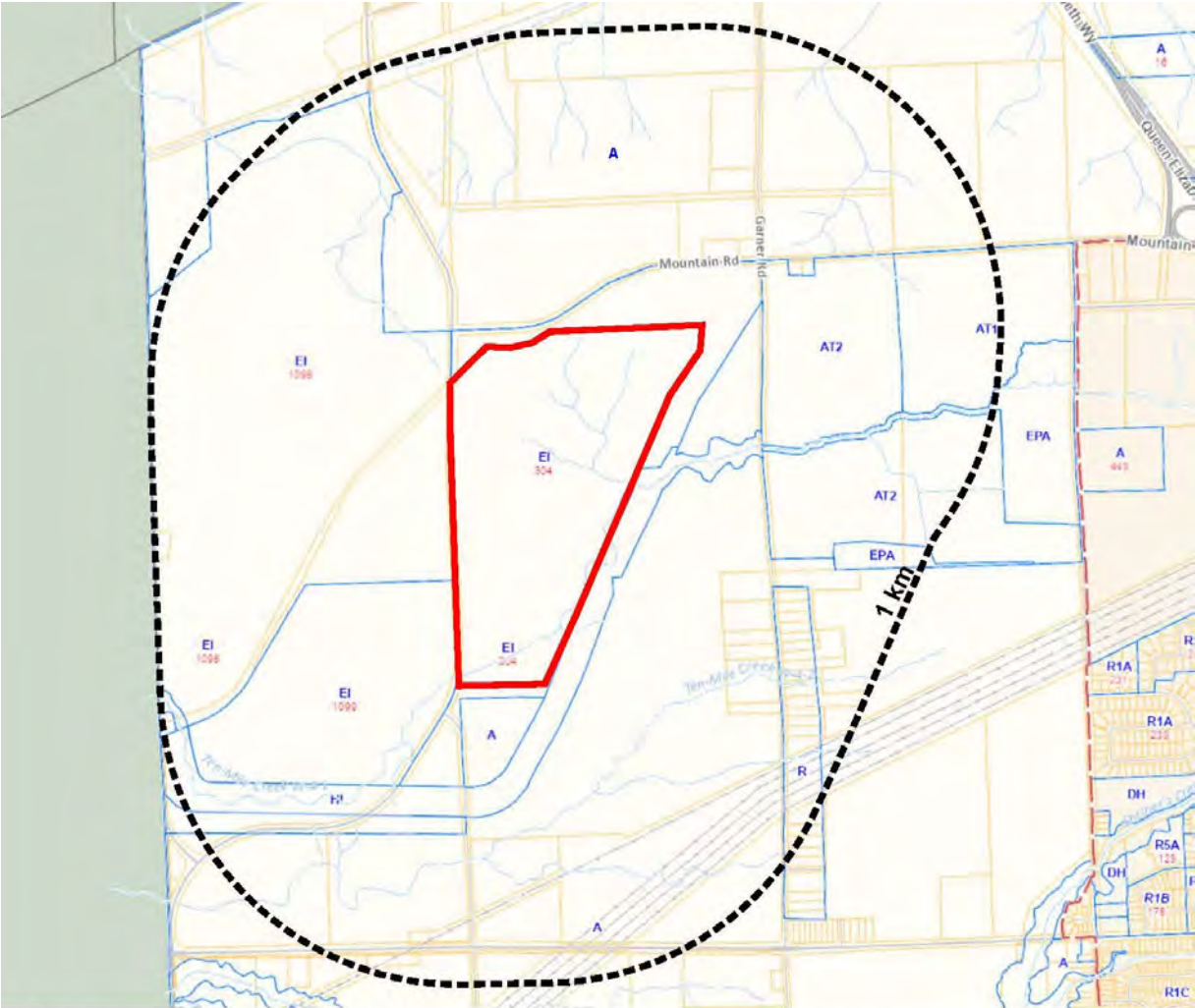
## Current land use designation

- Schedule H of the NROP identifies the subject lands as a Licenced Aggregate Operation in line with the existing use of the site
- An Official Plan Amendment will be required to permit waste disposal within the Extractive Industrial designation at the site

## Surrounding land use designations

- The Proposed Landfill lands are shown to be situated outside of identified urban and growth areas
- Narrow sections along the eastern boundary of the Proposed Landfill lands are shown to be part of the Natural Environment System (Schedule C1 and C2)

# City of Niagara Falls



<b>LEGEND</b>		
<span style="border: 2px solid red; display: inline-block; width: 15px; height: 10px;"></span>	Limit of Proposed Landfill	
	Proposed Landfill 1k Buffer	
<span style="border: 1px solid blue; padding: 2px;">EI</span>	Extractive Industrial Zone	
A	Agricultural Zone	
AT	Agri-Tourism Zone	
R	Rural Zone	
R1A	Residential 1A Density Zone	
R1B	Residential 1B Density Zone	
R1C	Residential 1C Density Zone	
R1D	Residential 1D Density Zone	
R4	Residential Low Density Grouped Multiple Dwelling Zone	
R5A	Residential Apartment Zone	
DH	Development Holding Zone	
EPA	Environmental Protection Area Zone	



- The Proposed Landfill lands are primarily designated as Extractive Industrial in the NFOP
- With areas designated as Environmental Conservation Area and Environmental Protection Area along the eastern portion of the site

- The Proposed Landfill lands are zoned as Extractive Industrial Zone
- A Zoning By-law Amendment to permit a waste disposal site, landfill, will be required

# **Role of the Government Review Team**

# Role of the Government Review Team

- Provide information and guidance within mandated areas of responsibility
- Provide consistent advice throughout the decision-making process or relevant reasons if positions change
- Participate in the government review of the proposed Terms of Reference

# **Draft Terms of Reference & Supporting Document**



# Draft Terms of Reference & Supporting Document

## ToR & Appendices

- Rationale for Undertaking
- Alternatives To the Undertaking
- Preliminary description of the environment
- Proposed assessment and evaluation methodology
- Consultation

## Supporting Document

- Business Case: Need/Rationale and Alternatives To the Undertaking

# **Schedule & Next Steps**

# Next Steps

- We will be seeking input and comments on the Draft ToR once released (winter 2024)
- Follow-up meeting with GRT will be scheduled prior to the release of the Draft ToR
- Update and finalize the ToR based on comments received and issue for formal review (summer 2024)
- Contact Information:

**Darren Fry, Walker**

Email: [Dfry@walkerind.com](mailto:Dfry@walkerind.com)

Office: 1-866-699-9425

**Erika Brown, GHD**

Email: [Erika.Brown@GHD.com](mailto:Erika.Brown@GHD.com)

Office: 416 866 2351





**\* Thank You**

# **Attachment 2**

**Code of Practice - Preparing and Reviewing  
Environmental Assessments in Ontario**

# Preparing and Reviewing Terms of Reference for Environmental Assessments in Ontario

*\*\* This document can be found on the  
Ministry of the Environment,  
Conservation and Parks website \*\**

[https://www.ontario.ca/page/preparing-  
and-reviewing-terms-reference-  
environmental-assessments-ontario](https://www.ontario.ca/page/preparing-and-reviewing-terms-reference-environmental-assessments-ontario)

# **Attachment 3**

## **List of Consultants**

*Walker South Landfill Phase 2 Environmental Assessment Technical Discipline Consultants*

<b>Discipline</b>	<b>Consultant</b>	<b>Contact(s)</b>
Agriculture	Colville Consulting Inc	Sean Colville
Atmosphere (air quality and noise)	RWDI	Anthony Vanderheyden
Archaeology	ARA	Mike McCready
Cultural Heritage	MHBC	Nicholas Bogaert
Design & Operations	WSP	Frank Barone
Ecology	GHD	Laura Lawlor
Economic	Avaanz	Angus Keir
Land Use	MHBC	Debra Walker, Tomas Glancy
Surface and ground water	WSP	Greg Siiskonen, Kevin MacKenzie
Social	SLR	Tomasz Wlodarczyk
Traffic	TYLin	Michael Dowdall



**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request  
**Date:** Monday, February 26, 2024 at 2:38:47 PM Eastern Standard Time  
**From:** Elizabeth Duguay <EDuguay@walkerind.com>  
**To:** 'Andrew Bryce' <abryce@niagarafalls.ca>  
**CC:** Leticia Koole <LKoole@walkerind.com>, Darren Fry <DFry@walkerind.com>, Erika Brown <Erika.Brown@ghd.com>  
**Attachments:** 2024.02.26 - SLF PH2 - City of Niagara Falls Mtg #2 Summary.pdf, image001.jpg

Hi Andrew,

I hope you had a nice weekend.

Please find attached a summary from our meeting last week, along with the following attachments:

- Meeting presentation
- Open House #1 Summary of Feedback

Let me know if you have any questions.

Kindest regards,  
Elizabeth

---

**From:** Elizabeth Duguay  
**Sent:** Tuesday, February 13, 2024 11:28 AM  
**To:** 'Andrew Bryce' <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Hi Andrew,

Of course – I will send a virtual meeting invite.

The presentation can be found in Attachment 1 of the attached PDF.

Best,  
Elizabeth

---

**From:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Sent:** Tuesday, February 13, 2024 11:23 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Hi, could we have a virtual meeting? In addition there was a slideshow at our meeting of December 18, I apologize if you have sent before but can you please send again?

Regards

**Andrew Bryce, MCIP, RPP** | Director of Planning | Planning, Building, and Development | City of Niagara Falls  
4310 Queen Street | Niagara Falls, ON L2E 6X5 | (905) 356-7521 ext 4232 | Cell (289) 968-5162 | [abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)

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**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** Tuesday, February 13, 2024 11:18 AM  
**To:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Ok, thank you.

Please let me know if your preference is to meet at our offices or yours. I will send out a meeting invitation shortly.

Kind regards,  
Elizabeth

---

**From:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Sent:** Tuesday, February 13, 2024 11:13 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Hi, no one else would need to attend from the City at this time. A future pre-consultation meeting would be held to address any application requirements for land use approvals would be scheduled, we can discuss that further in the meeting.

Regards

**Andrew Bryce, MCIP, RPP** | Director of Planning | Planning, Building, and Development | City of Niagara Falls  
4310 Queen Street | Niagara Falls, ON L2E 6X5 | (905) 356-7521 ext 4232 | Cell (289) 968-5162 | [abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)

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**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** Tuesday, February 13, 2024 11:06 AM  
**To:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Hi Andrew,

Does 9:30 – 10:30 am on Friday, February 23<sup>rd</sup> work on your end? We are happy to either host or meet you at City Hall.

The Region will not be attending this meeting. With that said, is there any additional staff at the City that would be interested in attending?

Best,  
Elizabeth

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**From:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Sent:** Tuesday, February 13, 2024 10:51 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

**CAUTION: External email. Only open links/attachments from known senders**

My apologies, I have availability Tuesday afternoon, Wednesday afternoon before 3 and Friday.

Will the Region be invited to the meeting?

Regards

**Andrew Bryce, MCIP, RPP** | Director of Planning | Planning, Building, and Development | City of Niagara Falls  
4310 Queen Street | Niagara Falls, ON L2E 6X5 | (905) 356-7521 ext 4232 | Cell (289) 968-5162 | [abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)

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**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** Tuesday, February 13, 2024 10:46 AM  
**To:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker, South Landfill Phase EA, Meeting Request

Good morning Andrew,

I am following-up on Darren's email below to arrange a meeting regarding our South Landfill Phase 2 project.

Depending on your availability, we are looking to schedule a time for next week. Please let me know

what day/time works best on your end.

Kind regards,  
Elizabeth

**Elizabeth Duguay**  
Planning & Community Engagement Lead  
Environmental Division

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C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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The information contained in this electronic mail transmission may be privileged and confidential, and therefore, protected from disclosure. If you have received this communication in error, please notify us immediately by replying to this message and deleting it from your computer without copying or disclosing.

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**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Tuesday, February 6, 2024 12:29 PM  
**To:** Andrew Bryce <[abryce@niagarafalls.ca](mailto:abryce@niagarafalls.ca)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>  
**Subject:** Walker, South Landfill Phase EA, Meeting Request

Hello Andrew,

I trust all is well since we last spoke just before the holidays.

We'd like to schedule a meeting to close out some action items from our Dec. 18 meeting, build upon the previous discussion and review next steps for the EA.

If you like, we can propose some dates – just let me know.

Warm regards,  
Darren



February 26, 2024

<b>Subject/Client:</b>	Walker South Landfill Phase 2 EA City of Niagara Falls Meeting #2	<b>Ref. No.</b>	12567140
<b>From:</b>	Erika Brown	<b>Tel:</b>	416 866-2351
<b>Venue/Date/Time:</b>	Microsoft Teams February 23, 2024, 10:30 – 11:30am		

**Attendees**

- City of Niagara Falls
- Andrew Bryce, Director of Planning
- Walker
- Darren Fry, Project Director
  - Elizabeth Duguay, Planning & Community Engagement Lead
  - Chris Breen, VP, Government and Community Relations

**Topics Discussed**

1. Dec 23' Meeting Follow-ups
2. Consultation & Engagement Update
3. Key Milestones & Review Process

**Questions/ Comments** (*Action items in italics*)

	<b>Action</b>
<i>Walker to send Andrew Bryce Open House #1 summary document.</i>	Walker
Clarification sought on timing of local planning approvals for South Landfill Phase 2 project.  Walker indicated that the first step in the South Landfill Phase 2 planning and approval process is the Environmental Assessment (EA). Once an EA is approved, Walker will then prepare and submit the necessary applications under the Environmental Protection Act and Local Planning Approvals such as Official Plan Amendment and By-law Amendments, as required. Local planning approval applications are not expected to occur for several more years (after the EA has been completed and approved).	None
Question raised regarding whether South Landfill Phase 1 required Site Plan Approval.  Walker stated that a Site Plan Approval was not required for Phase 1 of the South Landfill.	None
Walker communicated a March 7, 2024 Draft ToR release date with a 45-day comment period and asked for confirmation as to whether this review period is sufficient for the City of Niagara Falls.  Andrew Bryce indicated that staff report/update may need to go to council and that this would occur late April 2024.	None
Andrew Bryce inquired about tonnage royalties which are typically considered to offset any increased costs born to a local municipality such as additional maintenance for roads. How/when do discussions of this nature occur related to Phase 2.  Walker confirmed that the existing phase of the South Landfill (Phase 1) does currently have a Host Community Fee in place and that Phase 2 will follow suit. Walker stated that tonnage fee	None

<b>Questions/ Comments</b> ( <i>Action items in italics</i> )	<b>Action</b>
discussions typically occur at a later stage in the process, once the project has been more defined, impacts have been assessed, and the studies have concluded.	
<p>Andrew Bryce made reference to the City of Niagara Falls' commencement of the Northwest Secondary Plan which is considering the existing quarry and landfill at Walker's Campus and that South Landfill Phase 2 will need to consider the Secondary Plan as part of its EA.</p> <p>Walker indicated that this Secondary Plan area will be considered as part of the land use studies within the EA.</p> <p><i>Walker to schedule a meeting with Chris Millar, Senior Project Manager, Secondary Plans at the City of Niagara Falls to further discuss.</i></p>	Walker
<p>Walker inquired about who to send the Draft ToR to once released.</p> <p><i>Andrew Bryce requested that the document be sent to the City Clerk and to be copied on this correspondence.</i></p>	Walker

- Attachments: Meeting Presentation  
South Landfill Phase 2 Open House #1 Summary

# **South Landfill Phase 2**

## **Environmental Assessment**

City of Niagara Falls Meeting #2

February 23, 2024



# Agenda

- Key Meeting Objectives
- Dec 23' Meeting Follow-ups
- Consultation & Engagement Update
- Key Milestones & Review Process
- Next Steps





# Key Meeting Objectives

- Follow up on questions raised during Dec 18<sup>th</sup>, 2023 meeting
- Review proposed project timelines
- Discuss framework for ToR Municipal review process
- Establish next steps



# Action Items

## December 18<sup>th</sup>, 2023 Meeting

Item	Response
Walker to provide summary of comments from Open House #1.	Complete. Darren Fry, Project Director, sent summary of feedback via email on 2024-01-26.
Walker/GHD to set out a timeline/review process to assist the municipalities to better understand when their involvement occurs and when documents need to be reviewed.	To be discussed in this meeting.
Walker to review South Landfill Phase 1 (SLF PH1) approvals process and how the project moved into local approvals.	File review in progress. South Landfill Phase 1 Approvals Sequence was: <ul style="list-style-type: none"><li>• EA Approval required before any EPA or Local Planning Approvals</li><li>• Certificate of Approval (EPA) could only be issued once all Planning Act Amendments were in place</li><li>• SLF PH1 required an Official Plan &amp; Zoning By-law Amendments</li><li>• Amendments to Regional &amp; City planning documents were required to permit private landfill use</li></ul>
Walker to investigate whether SLF PH1 went through Site Plan Approval.	Related to above item.
Walker to confirm whether the tunnel expansion will occur within NEC lands.	Item in progress. <ul style="list-style-type: none"><li>• Conceptual design stage</li><li>• New tunnel may be partially within NEC lands</li><li>• Walker will engage NEC</li></ul>



# Consultation & Engagement Update

- Meetings held with GRT, Municipalities, neighbours & interested parties
- Indigenous engagement in progress – developing community-specific consultation & engagement plans
- Feedback is being considered as Draft ToR is developed
- Proposing Community Liaison Community as part of consultation plan



# Timelines & Process

## Terms of Reference – Targeted Dates

- **Draft ToR Release** – March 7th
- **Draft ToR Comment Period** – March 7th to April 22nd
- **Final ToR Submission** – by May 31st
- **MECP Review Process**
- **City of Niagara Falls Review Process**



# Timelines & Process

## Terms of Reference – Municipal Review

*The ToR serves as the roadmap for what will be studied in the EA & outlines public consultation that will take place (i.e., the “table of contents”).*

- ~50-page document – copy of South Landfill Phase 1 ToR for reference
- Intended to set the scope for the EA
- 45-day review period (vs prescribed 30 days)
- Coordinated review opportunity with other municipalities



# Walker – South Landfill Phase 2 EA Open House #1 Summary

## Event Details

### In-Person Open House

- December 14, 2023 from 4 pm to 8 pm
- Club Italia, Niagara Falls (2 km from Site)

### Virtual (On-line) Open House

- December 15, 2023 to January 15, 2024

## Event Objectives

- Introduce the South Landfill Phase 2 project
- Inform stakeholders of the EA process, current status and next steps
- Gather feedback on proposed Phase 2 project
- Gather feedback on existing operations
- Raise awareness about Walker operations

## Open House Outcomes

- **45 attendees**, primarily near-neighbours (Garner Rd & NOTG)
- No elected officials
- No media attendance
- Sentient/temperature in the room was cordial, rationale, inquiring and engaged.

## Summary of South Landfill Phase 2 Feedback / Input

- Too early in the process to provide detailed feedback but thankful for info and will stay engaged.
- Project sounds good – waste disposal capacity is needed
- Proposed site is a good use of the former quarry
- Information presented in a way that was easily understood
- Question - what's in it for me as a near-neighbour who gets some impacts (i.e. odour, dust, noise)
- Not opposed to the project but want understand potential impacts
- Walker staff very friendly and knowledgeable
- Variety of concerns and want to ensure the technical studies will:
  - Birds (Seagulls), Ecology (Species at Risk), End use options of SLF Phase 1 & 2, Groundwater / Surface Water, Litter / Illegal dumping, Noise, Odour, Property vale impact & protection, Traffic, Southeast Quarry rehabilitation, Agricultural impacts Visual impact
- More information about Non-Niagara/Toronto waste receipt and how Niagara benefits from the project
- Naturalization of buffer lands, wildlife corridors and connectivity to Niagara escarpment ecosystem

**City of Thorold  
Correspondence**

Wednesday, February 14, 2024 at 15:18:14 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:13:40 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'clerk@thorold.ca'  
**CC:** 'terry.ugulini@thorold.ca', 'manoj.dilwaria@thorold.ca', 'jason.simpson@thorold.com'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)





November 30, 2023

**Matthew Trennum**

Clerk

Corporation of the City of Thorold  
3540 Schmon Parkway, P.O. Box 1044  
Thorold, ON L2V 4A7  
[clerk@thorold.ca](mailto:clerk@thorold.ca)

Dear Matthew Trennum,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director  
Phone: 1-866-699-9425

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)



Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

cc: Mayor Terry Ugulini  
Manoj Dilwaria, CAO  
Jason Simpson, Director of Development Services

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Tuesday, February 20, 2024 at 10:31:12 Eastern Standard Time

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**Subject:** RE: Walker - South Landfill Phase 2 EA, Meeting Request  
**Date:** Tuesday, February 13, 2024 at 10:27:20 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'manoj.dilwaria@thorold.ca'  
**CC:** Leticia Koole, Darren Fry

Good Morning Manoj,

I am following-up on Darren's email below schedule a meeting with the City of Thorold to discuss our plans to develop the next phase of our South Landfill (Phase 2).

I've proposed a few dates/times below:

- Thursday, February 15<sup>th</sup>, 10:00 – 11:00 am
- Tuesday, February 20<sup>th</sup>, 2:00 – 3:00 pm
- Wednesday, February 21<sup>st</sup>, 9:30 – 10:30 am
- Thursday, February 22<sup>nd</sup>, 10:00 – 11:00 am

Thank you,  
Elizabeth

---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Thursday, January 18, 2024 2:21 PM  
**To:** 'manoj.dilwaria@thorold.ca' <[manoj.dilwaria@thorold.ca](mailto:manoj.dilwaria@thorold.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** Walker - South Landfill Phase 2 EA, Meeting Request

Hello Manoj,

Further to our Notice of Commencement of the Environmental Assessment for Phase 2 of our South Landfill, I would like to request a meeting with the relevant City of Thorold staff to provide an introduction and overview of the Phase 2 project, the EA process, anticipated milestones and of course, answer any questions your team may have.

Would you like me to propose a few dates or would you like to query your team first? We're also happy to host – whatever is easiest for you.

Warm regards and speak soon,  
Darren

**Subject:** RE: Walker South Landfill Phase 2 Environmental Assessment  
**Date:** Thursday, February 29, 2024 at 4:43:57 PM Eastern Standard Time  
**From:** Tara O'Toole <Tara.O'Toole@thorold.ca>  
**To:** Elizabeth Duguay <EDuguay@walkerind.com>  
**CC:** South Landfill Phase 2 <info@southlandfillphase2.com>  
**Attachments:** image001.png, image013.jpg, image002.png, image003.png, image004.png, image005.png, image006.png

Sounds great!

I am available the morning of Friday March 15<sup>th</sup>.

Looking forward to meeting and having a tour.

Have a good night,  
Tara



**Tara O'Toole**

Manager of Planning  
Development Services

**City of Thorold**

905-227-6613 x248

P.O. Box 1044, 3540 Schmon Parkway, Thorold, ON., L2V 4A7

[www.thorold.ca](http://www.thorold.ca)

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** February 29, 2024 3:53 PM  
**To:** Tara O'Toole <[Tara.O'Toole@thorold.ca](mailto:Tara.O'Toole@thorold.ca)>  
**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Subject:** RE: Walker South Landfill Phase 2 Environmental Assessment

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Tara,

No problem – glad we could connect.

In-person on Friday, March 15<sup>th</sup> would be great. Happy to host at our offices and provide a tour of our Niagara Resource Management Campus, if interested! I believe your colleague Meghan Birbeck came for a tour back in 2022.

Please send along your availability and I will send out a meeting request.

Kindest regards,  
Elizabeth

---

**From:** Tara O'Toole <[Tara.O'Toole@thorold.ca](mailto:Tara.O'Toole@thorold.ca)>  
**Sent:** Thursday, February 29, 2024 3:27 PM

**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Subject:** RE: Walker South Landfill Phase 2 Environmental Assessment

**CAUTION: External email. Only open links/attachments from known senders**

Hi Elizabeth,

Sorry for the delay in connecting with you!

Will this meeting be in person or over zoom? Staff involved on our end work from home on Wednesday and Thursday and will only be available via zoom but can be in person on Friday.

Please let me know and I will check our schedules.

Thanks again for providing the information attached and look forward to meeting with you to discuss this project.

Tara



**Tara O'Toole**

Manager of Planning  
Development Services

**City of Thorold**

905-227-6613 x248

P.O. Box 1044, 3540 Schmon Parkway, Thorold, ON., L2V 4A7

[www.thorold.ca](http://www.thorold.ca)

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**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** February 29, 2024 3:20 PM  
**To:** Tara O'Toole <[Tara.O'Toole@thorold.ca](mailto:Tara.O'Toole@thorold.ca)>  
**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Subject:** Walker South Landfill Phase 2 Environmental Assessment

**CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.**

Hi Tara,

I'm sorry I missed your call earlier this afternoon. Thank you for getting back to me.

I've proposed a few dates/times for a meeting to introduce our South Landfill Phase 2 project below:

- Wednesday, March 13, 10:00 – 11:00am or 2:00 – 3:00pm
- Thursday, March 14, any time between 10:00am – 4:00pm
- Friday, March 15, any time between 9:00am – 4:00pm

In terms of where we are currently at with the project, a Notice of Commencement for a Terms of Reference and Open House #1 was published on November 30, 2023. I've attached the email and accompanying notice that was sent to the City's clerk, mayor, and staff for your reference.

We will be releasing a draft Terms of Reference (ToR) for public comment and review next Thursday, March 7<sup>th</sup>. The ToR is the initial step in the Environmental Assessment (EA) process and serves as the roadmap for what will be studied in the EA and outlines the consultation activities that will take place. A copy of this document will be sent to directly to you next week. Are there any other staff members that should be included on this correspondence?

Please do not hesitate to reach out any time if you have any questions.

Kindest regards,  
Elizabeth

**Elizabeth Duguay**  
Planning & Community Engagement Lead  
Environmental Division

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C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**Town of Niagara-on-the-Lake  
Correspondence**



Wednesday, February 14, 2024 at 15:30:08 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 9:30:14 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'clerks@notl.com'  
**CC:** 'gary.zalepa@notl.com', 'marnie.cluckie@notl.com', 'planning.development@notl.com'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Donna Delvecchio**

Town Clerk/Manager of Legislative Services  
Town of Niagara-on-the-Lake  
1593 Four Mile Creek Road, P.O. Box 100  
Virgil ON, L0S 1T0  
[clerk@notl.com](mailto:clerk@notl.com)

Dear Donna Delvecchio,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director  
Phone: 1-866-699-9425

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)



Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

cc: Lord Mayor Gary Zalepa  
Marnie Cluckie, CAO  
Kristen McCauley, Director, Community & Development Services

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Tuesday, February 20, 2024 at 14:51:25 Eastern Standard Time

---

**Subject:** FW: Walker - South Landfill Phase 2 EA, Meeting Request  
**Date:** Tuesday, February 20, 2024 at 2:47:36 PM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** image001.jpg

---

**From:** Aida Nasr <[Aida.Nasr@notl.com](mailto:Aida.Nasr@notl.com)>  
**Date:** Monday, January 22, 2024 at 4:08 PM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** RE: Walker - South Landfill Phase 2 EA, Meeting Request

Hi Leticia,

Thank you! From our side we have

Kirsten McCauley – Director of Community and Development Services  
Darren MacKenzie, (A) Director of Operations

I will forward the updated meeting invite to both of them.

Thanks,

**Aida Nasr**  
**Administrative Assistant - Community and Development Services**  
[Aida.Nasr@notl.com](mailto:Aida.Nasr@notl.com)

Town of Niagara-on-the-Lake  
1593 Four Mile Creek Road  
P.O. Box 100, Virgil, ON L0S 1T0  
**Telephone:** (905) 468-3266  
**Website:** [www.notl.com](http://www.notl.com)

---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Monday, January 22, 2024 4:02 PM  
**To:** Aida Nasr <[Aida.Nasr@notl.com](mailto:Aida.Nasr@notl.com)>  
**Subject:** Re: Walker - South Landfill Phase 2 EA, Meeting Request

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Hi Aida,

No problem. I double checked the calendars and February 1 will work on our end as well.

I will adjust the invite. How many will be attending?

Thank you,  
Leticia

---

**From:** Aida Nasr <[Aida.Nasr@notl.com](mailto:Aida.Nasr@notl.com)>  
**Date:** Monday, January 22, 2024 at 3:52 PM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** RE: Walker - South Landfill Phase 2 EA, Meeting Request

Hi Leticia,

Apologies when I forwarded the meeting invite, I was informed that this option is not suitable for one of the attendees.

The best option for us is February 1 at 3:30 pm would this timing work for your team.

If not I will have to look at a later date.

Thanks,

**Aida Nasr**  
**Administrative Assistant - Community and Development Services**  
[Aida.Nasr@notl.com](mailto:Aida.Nasr@notl.com)

Town of Niagara-on-the-Lake  
1593 Four Mile Creek Road  
P.O. Box 100, Virgil, ON L0S 1T0  
**Telephone:** (905) 468-3266  
**Website:** [www.notl.com](http://www.notl.com)

---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Monday, January 22, 2024 2:49 PM  
**To:** Aida Nasr <[Aida.Nasr@notl.com](mailto:Aida.Nasr@notl.com)>  
**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Subject:** Re: Walker - South Landfill Phase 2 EA, Meeting Request

You don't often get email from [lkoole@walkerind.com](mailto:lkoole@walkerind.com). [Learn why this is important](#)

**CAUTION:** This email originated from outside the Town of Niagara-on-the-Lake. Use caution when clicking on a link or opening an attachment unless you know that the content is safe. If unsure, forward the email to IT to validate.

Hi Aida,

I received your email from Darren to assist in arranging the meeting.

We would be available to meet on February 6, 2024 @ 3 pm and can host the meeting at our office.

Please confirm that in-person at this time works for you, and I will send out a meeting invite with the location details.

Thank you,  
Leticia

**Leticia Koole**  
Project Support Specialist  
Environmental Division

T: 905-680-3782  
C: 905-351-2373  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Date:** Monday, January 22, 2024 at 2:34 PM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** FW: Walker - South Landfill Phase 2 EA, Meeting Request

---

**From:** Aida Nasr <[Aida.Nasr@notl.com](mailto:Aida.Nasr@notl.com)>  
**Sent:** Monday, January 22, 2024 2:08 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** FW: Walker - South Landfill Phase 2 EA, Meeting Request

**CAUTION: External email. Only open links/attachments from known senders**

Hi Darren,

Thanks for your email, Kirsten has requested me to coordinate with all concerned with regard to setting up a meeting with the Town Staff.

Following are the dates and times that are available:

January 30, 2024	9:00 – 10:00 AM
February 1, 2024	3:30 - 4:30 PM
February 6, 2024	3:00 – 4:00 PM

Please let me know if any of the above-mentioned dates are suitable. Also please indicate whether the meeting is in person or virtual.

Thanks,

**Aida Nasr**

**Administrative Assistant - Community and Development Services**

[Aida.Nasr@notl.com](mailto:Aida.Nasr@notl.com)

Town of Niagara-on-the-Lake  
1593 Four Mile Creek Road  
P.O. Box 100, Virgil, ON L0S 1T0  
**Telephone:** (905) 468-3266  
**Website:** [www.notl.com](http://www.notl.com)

---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Sent:** Thursday, January 18, 2024 2:29 PM

**To:** Planning Development <[planning.development@notl.com](mailto:planning.development@notl.com)>

**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>

**Subject:** Walker - South Landfill Phase 2 EA, Meeting Request

Some people who received this message don't often get email from [dfry@walkerind.com](mailto:dfry@walkerind.com). [Learn why this is important](#)

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Hello Ms. McCauley,



By way of introduction, I'm Darren Fry and I am the Project Director for the South Landfill Phase 2 Environmental Assessment here at Walker.

I believe you received a copy of our Notice of Commencement for the project back in late November. As a follow-up, I would like to request a meeting with the relevant Town staff to provide an introduction and overview of the Phase 2 project, the EA process, anticipated milestones and of course, answer any questions your team may have.

Would you like me to propose a few dates or would you like to query your team first? We're also happy to host – whatever is easiest for you.

Warm regards and look forward to meeting you,  
Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

---

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**City of St. Catharines  
Correspondence**

Wednesday, February 14, 2024 at 15:31:39 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 9:30:14 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'clerks@stcatharines.ca'  
**CC:** 'mayor@stcatharines.ca', 'CitizensFirst@stcatharines.ca', 'tkitay@stcatharines.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Kristen Sullivan**

City Clerk

City of St. Catharines

50 Church Street, P.O. Box 3012

St. Catharines, ON L2R 7C2

[clerks@stcatharines.ca](mailto:clerks@stcatharines.ca)

Dear Kristen Sullivan,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

cc: Mayor Mat Siscoe  
Erin O'Hoski, CAO  
Tami Kitay, Director of Planning & Building Services

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Thursday, February 8, 2024 at 11:48:32 Eastern Standard Time

**Subject:** Re: Walker South Landfill Phase 2 EA, Meeting Request  
**Date:** Monday, January 29, 2024 at 9:09:22 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** Sorrenti, Trish, Darren Fry  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png, image006.jpg

Thank you Trish.

---

**From:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>  
**Date:** Monday, January 29, 2024 at 9:02 AM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 EA, Meeting Request

I just sent the invite. Sorry I missed that last email.

I imagine all 8 will be interested in a tour

Trish Sorrenti Dipl. M.A.

Corporate Liaison Officer

Email: [tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)

Tel: [905.688.5601](tel:905.688.5601) x1547 TTY:905.688.4TTY (4889)

Mail: PO Box 3012, 50 Church Street, St. Catharines, ON L2R 7C2



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---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Monday, January 29, 2024 8:56 AM  
**To:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker South Landfill Phase 2 EA, Meeting Request

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Good morning Trish,

Just wanting to confirm that you received my email with the details for February 6.

Would you also be able to let me know who will be attending the meeting and who would like to attend the tour?

Thank you,  
Leticia

---

**From:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>  
**Date:** Friday, January 26, 2024 at 7:23 AM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 EA, Meeting Request

Ok. We are good to go. Can you give me the location and instructions and I will add it to my invite. I will copy the two of you as well

Trish Sorrenti Dipl. M.A.

Corporate Liaison Officer

Email: [tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)

Tel: [905.688.5601](tel:905.688.5601) x1547 TTY:905.688.4TTY (4889)

Mail: PO Box 3012, 50 Church Street, St. Catharines, ON L2R 7C2



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---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Wednesday, January 24, 2024 9:07 AM  
**To:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker South Landfill Phase 2 EA, Meeting Request

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I have placed a hold in our calendars.

Thank you,  
Leticia

---

**From:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>



Thursday, February 8, 2024 at 11:52:05 Eastern Standard Time

---

**Subject:** FW: Walker South Landfill Phase 2 EA, Meeting Request  
**Date:** Monday, January 29, 2024 at 8:56:26 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png, image006.jpg, Walker Map - HWY 58-01.png, Walker Map QEW.pdf

---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Date:** Friday, January 26, 2024 at 9:19 AM  
**To:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker South Landfill Phase 2 EA, Meeting Request

That is great! Thank you Trish.

**Location:**

Walker Environmental  
2800 Thorold Townline Road  
Niagara Falls, ON L2E 6S4

**Instructions:**

- We will meet in the Walker Environmental Building (WEG Boardroom)
- I have attached two maps to aid in directions once arriving at our campus
- When in the parking lot and looking at the pond, we are the building on the right

If you need any further details, please let me know.

Would you be able to let me know how many are interested in a tour, so I can make arrangements on my end?

Thank you,  
Leticia

---

**From:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>  
**Date:** Friday, January 26, 2024 at 7:23 AM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 EA, Meeting Request

Ok. We are good to go. Can you give me the location and instructions and I will add it to my invite. I will copy the two of you as well

Trish Sorrenti Dipl. M.A.

Corporate Liaison Officer  
Email: [tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)  
Tel: [905.688.5601](tel:905.688.5601) x1547 TTY:905.688.4TTY (4889)  
Mail: PO Box 3012, 50 Church Street, St. Catharines, ON L2R 7C2



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---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Wednesday, January 24, 2024 9:07 AM  
**To:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker South Landfill Phase 2 EA, Meeting Request

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I have placed a hold in our calendars.

Thank you,  
Leticia

---

**From:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>  
**Date:** Wednesday, January 24, 2024 at 9:05 AM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 EA, Meeting Request

Please hold that date and time while I confirm

Trish Sorrenti Dipl. M.A.

Corporate Liaison Officer  
Email: [tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)  
Tel: [905.688.5601](tel:905.688.5601) x1547 TTY:905.688.4TTY (4889)  
Mail: PO Box 3012, 50 Church Street, St. Catharines, ON L2R 7C2



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---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>

**Sent:** Wednesday, January 24, 2024 9:03 AM

**To:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Subject:** Re: Walker South Landfill Phase 2 EA, Meeting Request

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Good morning Trish,

Tuesday, Feb 6 from 1 – 2 pm works and we can provide a tour after the meeting for those interested.

Please confirm if this works.

Thank you,  
Leticia

---

**From:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>

**Date:** Tuesday, January 23, 2024 at 4:38 PM

**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Subject:** RE: Walker South Landfill Phase 2 EA, Meeting Request

Tuesday Feb 6 in the after 1-2pm might work. Some staff won't be able to stay for a tour though  
Is 1-2pm okay?

Trish Sorrenti Dipl. M.A.

Corporate Liaison Officer

Email: [tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)

Tel: [905.688.5601](tel:905.688.5601) x1547 TTY:905.688.4TTY (4889)

Mail: PO Box 3012, 50 Church Street, St. Catharines, ON L2R 7C2



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**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>

**Sent:** Tuesday, January 23, 2024 4:22 PM

**To:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Subject:** Re: Walker South Landfill Phase 2 EA, Meeting Request

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Hi Trish,

Unfortunately, the team is not available in the afternoon on Feb 9. Would any of the following times be better suited?

- Friday, February 2 in the afternoon
- Tuesday, February 6 in the afternoon
- Friday, February 16 in the afternoon

Is there interest in a tour of the Walker Resource Management Campus? If it doesn't work to come to our office, we are happy to come to your office for the meeting. Please let me know what works best on your end between the dates/times provided (above & below) and meeting location.

Thank you,  
Leticia

---

**From:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>

**Date:** Tuesday, January 23, 2024 at 4:01 PM

**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>

**Subject:** RE: Walker South Landfill Phase 2 EA, Meeting Request

Leticia,

Anyway your team can do the afternoon of Friday, Feb 9? If not, it might be best if your team came here

Trish Sorrenti Dipl. M.A.

Corporate Liaison Officer

Email: [tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)

Tel: [905.688.5601](tel:905.688.5601) x1547 TTY:905.688.4TTY (4889)

Mail: PO Box 3012, 50 Church Street, St. Catharines, ON L2R 7C2



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---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Friday, January 19, 2024 9:09 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** Re: Walker South Landfill Phase 2 EA, Meeting Request

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Hi Trish,

Below are a few recommendations of meeting dates to schedule a 1 hr meeting. If your team is interested in a tour as well, please let me know and we will look to schedule a full 2 hrs.

- Tuesday, January 30, between 1 pm – 4 pm
- Thursday, February 1, between 1 pm – 4 pm
- Monday, February 5, between 1 pm – 4 pm

Please let me know if any of the above dates / times work on your end.

Thank you,  
Leticia

**Leticia Koole**  
Project Support Specialist  
Environmental Division

---

T: 905-680-3782  
C: 905-351-2373  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Date:** Thursday, January 18, 2024 at 6:56 PM  
**To:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>, Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** Re: Walker South Landfill Phase 2 EA, Meeting Request

Hi Trish and thanks for the prompt reply.

Let's plan on hosting here at Walker. We could offer a tour of Campus as well (allow for an extra hour) for anyone interested. We have some new developments that are quite interesting like our Renewable Natural Gas project (largest in Ontario).

I'm off tomorrow but my colleague Leticia can happily provide some dates tomorrow. Leticia - please allow for 1 hr for the meeting.

Thanks again!  
Darren

---

**From:** Sorrenti, Trish <[tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)>  
**Sent:** Thursday, January 18, 2024 4:54:47 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** FW: Walker South Landfill Phase 2 EA, Meeting Request

**CAUTION: External email. Only open links/attachments from known senders**

Darren,

Thank you for reaching out! I work directly for Dave and Erin and would be happy to work with you and your team to get a meeting in place.

I am currently working with our senior leadership team to see who from our organization should attend the meeting.

In the meantime, would you like the meeting to be virtual or in person? If in person, our place or yours? If you feel the meeting would be more impactful at your place, I am happy to accommodate that.

Please throw out some dates and times when you and your team are available.

Thank you

Trish Sorrenti Dipl. M.A.

Corporate Liaison Officer

Email: [tsorrenti@stcatharines.ca](mailto:tsorrenti@stcatharines.ca)

Tel: [905.688.5601](tel:905.688.5601) x1547 TTY: 905.688.4TTY (4889)

Mail: PO Box 3012, 50 Church Street, St. Catharines, ON L2R 7C2



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---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Sent:** Thursday, January 18, 2024 3:02 PM

**To:** Citizens First <[CITIZENSFIRST@stcatharines.ca](mailto:CITIZENSFIRST@stcatharines.ca)>

**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>

**Subject:** Walker South Landfill Phase 2 EA, Meeting Request

**CAUTION:** This email originated from outside of City of St. Catharines email system. Do not click links or open attachments unless you recognize the sender and know the content is safe.

*This message is intended for CAO David Oakes and/or Deputy CAO Erin O'Hoski.*

Hello David and/or Erin,

I'm following up on the Notice of Commencement of the Environmental Assessment for Phase 2 of our South Landfill that you would have received in late November. David, let me also apologize for incorrectly recognizing you as that as the City's CAO on our correspondence.

I would like to request a meeting with the relevant City staff to provide an introduction and overview of the Phase 2 project, the EA process, anticipated milestones and of course, answer any questions your team may have.

Would you like me to propose a few dates or would you like to query your team first? We're also happy to host – whatever is easiest for you.

Warm regards and looking forward to meeting,  
Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

---

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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THOROLD TOWNLINE RD

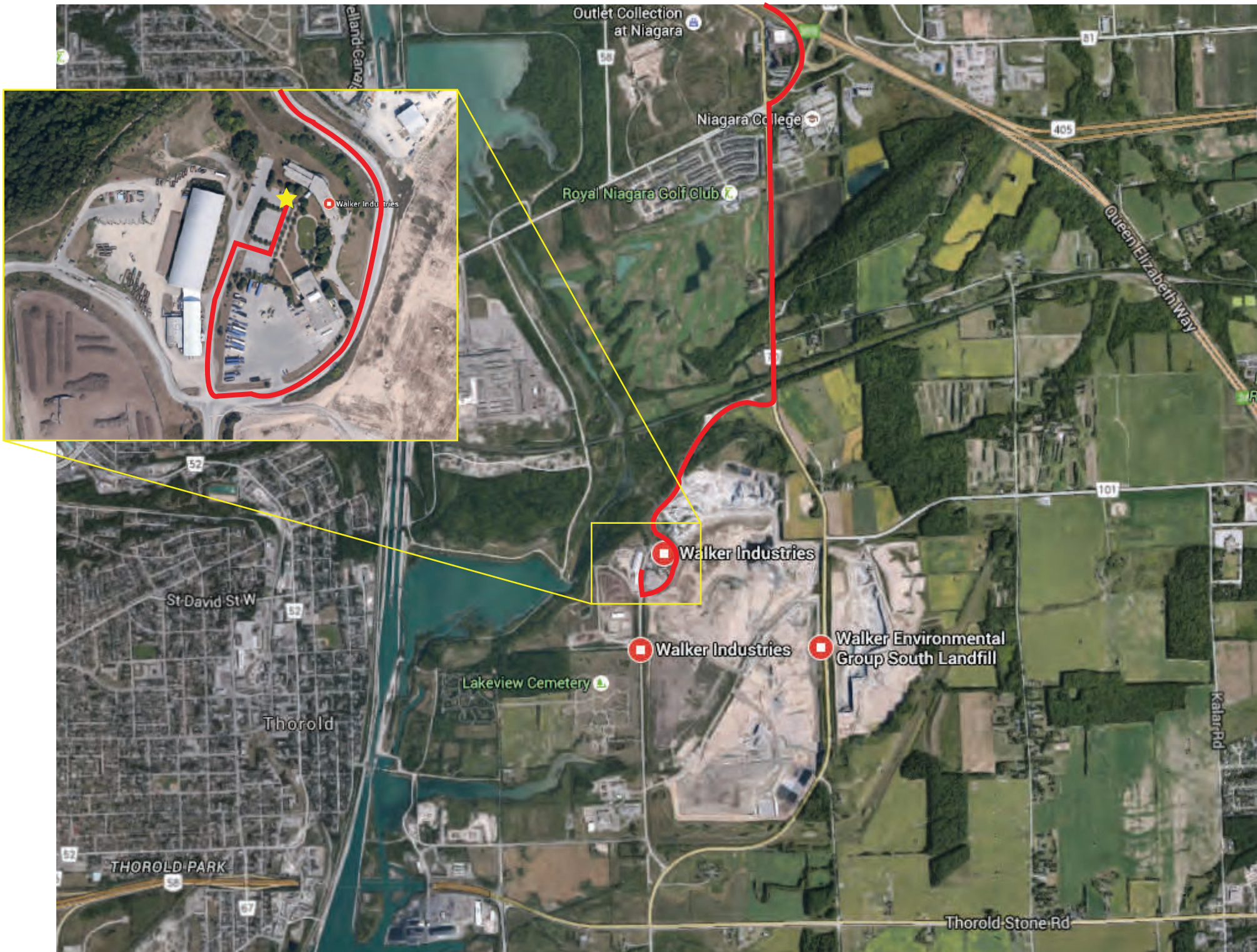
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THOROLD STONE RD

HWY 58

Google





# **Appendix D**

## **Review Agency Meetings**

# **Government Review Team Meetings**

**Government Review Team  
Meeting # 1  
2023.12.19 & 2023.12.20**



January 08, 2024

<b>Subject/Client:</b>	Walker South Landfill Phase 2 EA    GRT Meeting #1	<b>Ref. No.</b>	12567140
<b>From:</b>	Erika Brown	<b>Tel:</b>	416 866-2351
<b>Venue/Date/Time:</b>	Virtual meeting December 19 (Session 1), and December 20 (Session 2), 2023, 11:00am-12:00pm		

**Attendees:**

Session 1:

- Karla Barboza, Team Lead - Heritage, Ministry of Citizenship and Multiculturalism (MCM)
- Liam Smythe, Heritage Planner, MCM
- Stephen Deneault, Project Officer, Ministry of Environment, Conservation and Parks (MECP)
- Fariha Pannu, Manager, MECP (Industrial Wastewater Approvals)
- Rick Li, Senior Waste Engineer, MECP (Waste Approvals)
- Jason Fair, Policy Advisor, MECP (Climate Change Mitigation)
- Shereen Panesar, Senior Policy Advisor, MECP (Climate Change Adaptation)
- Joan Del Villar Cuicas, Environmental Resource Planner & EA Coordinator, MECP (Project Review)
- Mohammad Sajjad Khan, Surface Water Specialist Group Lead, MECP (Surface Water Unit)
- Rina Kulathinal, Manager, Ministry of Transportation (Engineering Program Delivery Central)
- Christa Rigney, Regional Planner, Ministry of Natural Resources and Forestry (Land Use Planning Unit)
- Kaitlin Webber, Planner, TC Energy (MHBC)
- Scott Johnstone, Associate Vice-President, Infrastructure & Operations, Brock University
- Darren Fry, Project Director, Walker
- Elizabeth Duguay, Planning & Community Engagement Lead, Walker
- Blair Shoniker, Project Director & Strategic Advisor, GHD
- Erika Brown, Project Manager & EA Lead, GHD

Session 2:

- Aziz Ahmed, Manager, MECP (Municipal Water & Wastewater Permissions)
- Ron Nielsen, Senior Policy Advisor, MECP (Policy Development)
- Sarah Day, Water Resources Supervisor, MECP (Technical Support Section)
- Mohsen Keyvani, Manager, MECP (Waste Approvals)
- Cheryl Tansony, Senior Planner, Niagara Escarpment Commission
- Colleen Bain, Senior Watershed Planner, Niagara Peninsula Conservation Authority
- Darren Fry, Project Director, Walker
- Elizabeth Duguay, Planning & Community Engagement Lead, Walker
- Erika Brown, Project Manager & EA Lead, GHD
- Janet Oswald, EA Coordinator, GHD

## Topics Discussed

---

1. Introductions
  2. Meeting Objectives
  3. Overview of Walker & Proposed Project – South Landfill Phase 2
  4. Environmental Assessment & Approvals Process
  5. Municipal Land Use
  6. Role of the Government Review Team
  7. Draft Terms of Reference & Supporting Document
  8. Schedule & Next Steps
- A GRT meeting will be scheduled prior to release of the working draft Terms of Reference (winter 2024)

## Questions/ Comments

---

What is the overall timeline for the project?

- There are 8 years of capacity remaining at the South Landfill and 5 to 7 years of extraction remaining at the Southeast Quarry, therefore Walker is seeking to have approvals in place for this project by 2032.

Which Indigenous communities are you consulting with and how are you conducting the outreach?

- Consultation is taking place with the Mississaugas of the Credit First Nation (MCFN), Six Nations of the Grand River (SNGR), and the Haudenosaunee Development Institute (HDI). Additionally, Walker has reached out to the Métis Nation of Ontario (MNO) and the Niagara Regional Native Centre.
- Calls were made to MCFN, SNGR, MNO, and Niagara Regional Native Centre.
- The Notice of Commencement was sent to MCFN, SNGR, HDI, and Niagara Regional Native Centre.

What consultation is taking place with lower and upper tier municipalities?

- Consultation is taking place with Niagara Region, City of Niagara Falls (host municipality), City of Thorold, Town of Niagara-on-the-Lake, and City of St. Catharines.
- An introductory meeting has been held with Niagara Region and City of Niagara Falls, which focused on the EA process.

Will climate change be considered during the EA process?

- The EA will include both an assessment of climate impacts as well as a discussion/consideration of climate adaptations. The EA Report will include a dedicated section on these items in addition to supporting information in the technical reports.

Attachments: Meeting Presentation

---



→ December 19 & 20, 2023

**Walker South Landfill Phase 2 EA  
GRT Meeting #1  
Terms of Reference**

**Welcome**

# Agenda

- **Introductions**
- **Meeting Objectives**
- **Overview of Walker & Proposed Project – South Landfill Phase 2**
- **Environmental Assessment & Approvals Process**
- **Municipal Land Use**
- **Role of the Government Review Team**
- **Draft Terms of Reference & Supporting Document**
- **Schedule & Next Steps**



# Introductions

# Introductions

## **Proponent:** Walker Environmental Group Inc. (Walker)

- Project Director: Darren Fry
- VP, Government & Community Relations: Chris Breen
- Planning & Community Engagement Lead: Elizabeth Duguay
- Project Support Specialist: Leticia Koole

## **Primary Consultant:** GHD

- Project Advisor: Blair Shoniker
- Project Manager: Erika Brown
- Project Coordinator: Janet Oswald

# Meeting Objectives

# Meeting Objectives

- Introduce Walker and the services they provide for the Niagara community
- Describe the South Landfill Phase 2 Project
- Provide an overview of the approvals process
- Outline the role of the Government Review Team

# Overview of Walker

# South Landfill Phase 2

Environmental Assessment



# Walker Overview

Building a sustainable future, **together.**



## Part of the Niagara Community for 136+ Years

- Fifth-generation, Niagara based family-owned company
- 1,200+ employees



## Innovative Campus

- Integrated Resource Management Campus
- Safely managed Niagara's waste for over 40 years



## Committed to Resource Recovery

- Recover & repurpose landfill-bound waste into sustainable materials & products



# Walker's Resource Management Campus



## More than a landfill

A dynamic operation that efficiently manages waste and sustainably recovers resources.

### Campus Operations Include:

- A** Residential Drop-off
- B** Niagara Compost Facility
- C** Resource Recovery Area
- D** N-Viro<sup>®</sup> Biosolids Facility
- E** Agricultural Rehabilitation
- F** Landfill Gas to Energy Facility
- G** Aggregates Recycling & Processing Area
- H** South Landfill





# Project Overview

Planning for long-term waste disposal capacity is increasingly important.

Despite recycling and green bin composting efforts, landfill space is still needed for non-recyclable materials.

## Phase 2 Development of the South Landfill

- State-of-the-art engineered landfill
- Designed with exceptional safety & environmental controls
- Accepts solid non-hazardous waste only
- Located immediately east of the current landfill operations
- Existing waste management infrastructure, such as the site entrance will not change





# Project Location

## Key Facility Information



1.1 million tonnes of waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~ 500 jobs supported

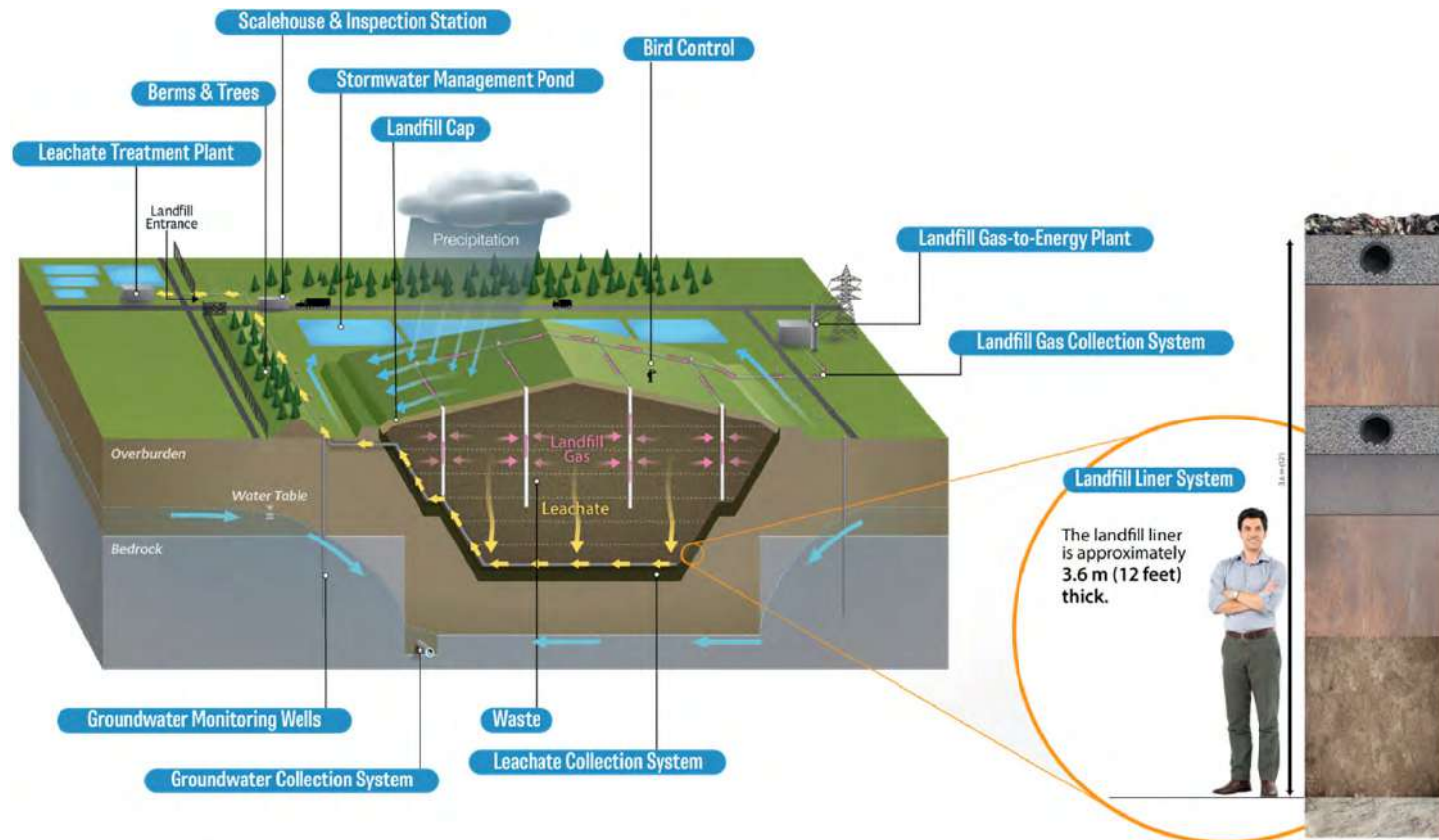


Renewable energy to power the equivalent of 10,000 homes

# Designed & Operated to the highest standard

## Key Features

- 12-foot multi-layer liner
- Leachate collection & treatment system
- Landfill gas collection system
- 0.75 m thick final landfill cap



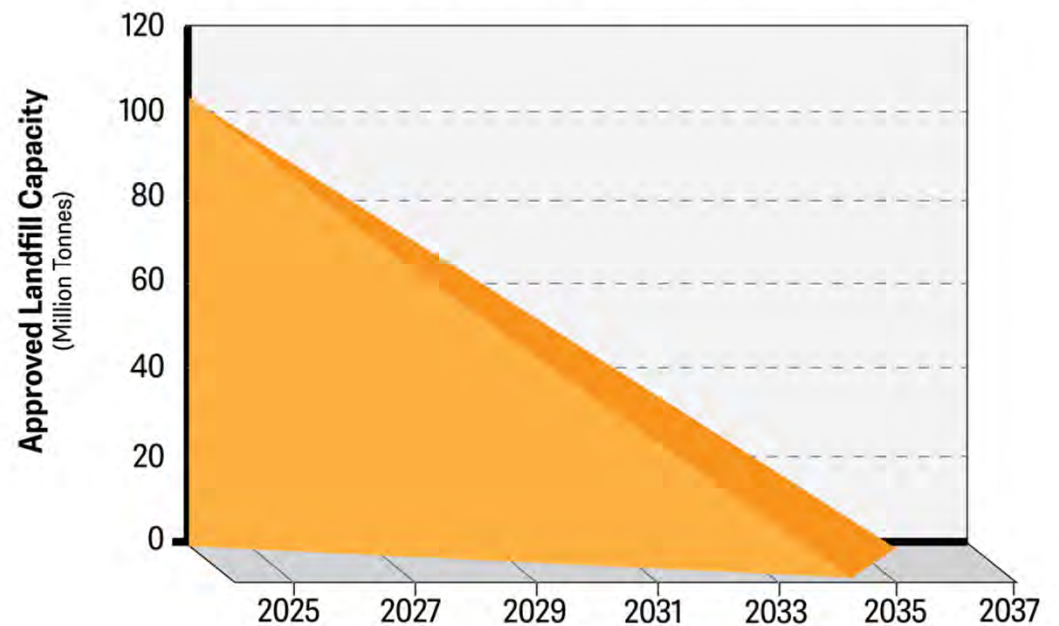
# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Ontario is expected to run out of landfill capacity by 2035

- Existing landfills are quickly filling up
- Population & waste generation are increasing
- It takes up to 10 years to develop new landfill capacity

ONTARIO'S REMAINING LANDFILL CAPACITY



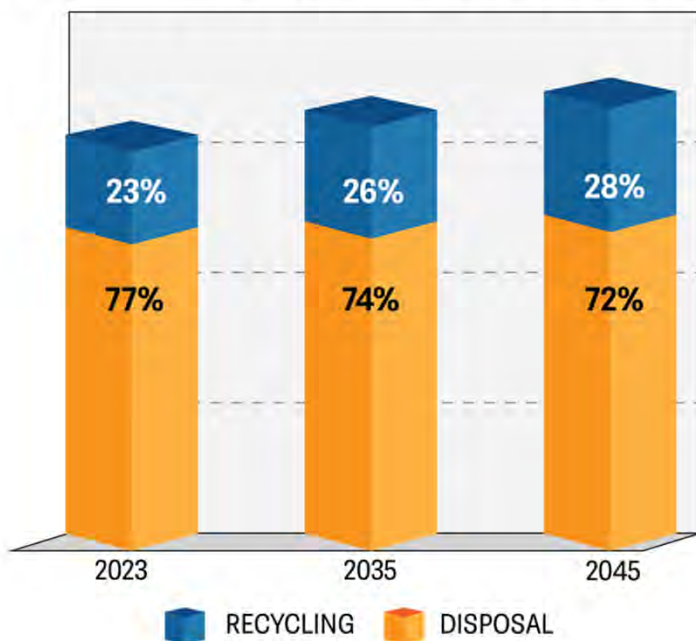
<https://www.owma.org/articles/2019-owma-landfill-report>



# Niagara's Waste Disposal Solution

South Landfill Phase 2

## ONTARIO'S RECYCLING & DISPOSAL RATES



<https://www.amo.on.ca/policy/land-use-planning-resources-and-climate-change/amos-baseline-waste-and-recycling-report-and>

**Despite recycling efforts, there will still be materials requiring safe disposal**

- Even with increased recycling and Green Bin composting, landfills are still needed to safely manage residual waste

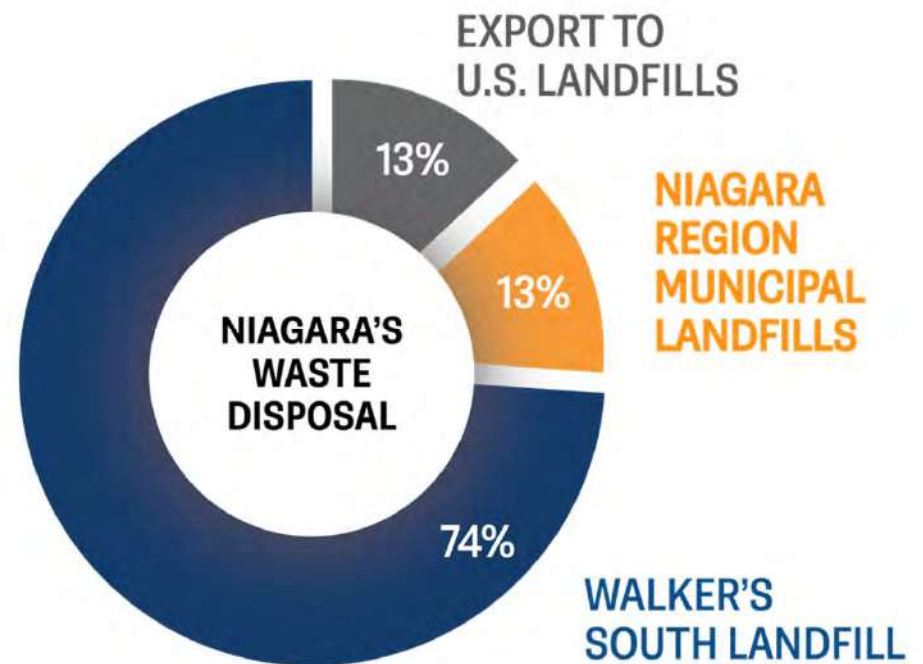


# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Niagara is no exception, additional disposal capacity is needed

- Over 2/3 of Niagara's waste is currently managed at the South Landfill, which is expected to reach capacity by 2030



\* Based on historical recycling trends



# Supporting Niagara for over 136 years



## Jobs & Employment

Supporting ~500 jobs in Niagara through our current waste management & resource recovery operations



## Community Giving

Donations & giving totalling over \$1.4 million annually to charities, community groups, and infrastructure



## Volunteering

Providing employees 2 paid volunteer days per year to support local community initiatives



## Awareness & Education

Supporting educational activities by participating in community events, giving tours and presentations, and through partnerships



# **Environmental Assessment Process**



# Landfill Approvals Process Overview

## **Environmental Assessment Act**

- Impact Assessment (Landfills required a Comprehensive EA vs Streamlined EA)
- Planning level instrument & detail
- Approved by Minister/Cabinet

## **Environmental Protection Act (EPA)**

- Environmental Compliance Approvals (ECA)
- Other Acts – OWRA (Water), ARA (Quarry)
- Approved by Directors

## **Local Approvals (Official Plan, etc.)**

- Official Plan Amendment
- Site Plan Approval, Road Entrance Permits
- Approved by Municipal Council

# Environmental Assessment

## A Two-Step Planning & Decision-Making Process

### Step 1

#### Terms of Reference (ToR)

- Serves as a roadmap for what will be studied in the EA & outlines the public consultation that will take place

### Step 2

#### Environmental Assessment (EA)

- Scientific studies identifying the effects of the project & proposed mitigation measures



# Need & Rationale

- Through its Business Case, Walker has identified the Need for continuing to operate the South Landfill at its Niagara Campus
- As a private sector Proponent with a current facility, there are a limited number of ways of approaching or dealing with the opportunity to increase residual waste disposal capacity
- Most reasonable way of approaching this opportunity is to increase capacity at the existing, permitted, and operational facility



# Alternatives To the Undertaking

- Do nothing
  - Does not satisfy the established need
- **Expand landfill capacity at Walker's Niagara Campus**
- Establish a new landfill elsewhere
  - Significant barriers
- Other (Export Waste, Thermal, etc.)
  - Not feasible for Walker as a private sector proponent

# Alternative Methods

- Describes the different ways of doing/ achieving the same activity
- Satisfies the Environmental Assessment (EA) Act requirement for a Proponent to identify and evaluate a reasonable range of alternatives
- Includes alternative site configurations to be evaluated in the EA
- Requires a comparative evaluation to be conducted

## The ToR will:

- Set the framework for the type of Alternative Methods to be evaluated in the EA phase (i.e., alternative site configurations).
- Set the evaluation criteria and methodology that will be utilized to assess and compare the Alternative Methods within the EA phase to satisfy the EA Act requirements to *“evaluate the advantages and disadvantages to the environment of the Alternative Methods of carrying out the undertaking”*

# Technical Studies to be Completed in the EA

- As part of the EA, numerous scientific studies will take place to
- Ensures Phase 2 will be protective of the environment while continuing to provide the community with safe and reliable waste disposal services



**Agriculture**



**Air Quality**



**Archaeology**



**Cultural Heritage**



**Cumulative Effects**



**Ecology**



**Economic**



**Noise**



**Social**



**Surface Water &  
Groundwater**



**Traffic**



**Visual**

# Consultation

## Stakeholder Consultation:



- Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments and questions.
- Consultation opportunities are planned throughout the EA and will be advertised in local newspapers on the project website, by direct mail and/or email.

# Consultation

## Proposed Plan For Consulting During the EA

### Proposed Consultation Methods



#### Website

A dedicated project website is available online.

**[southlandfillphase2.com](http://southlandfillphase2.com)**



#### Email

A dedicated project email has been created.

**[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)**



#### Phone

A toll-free phone line for questions related to the EA is available.

**1-866-699-9425**



#### Events

Public information sessions, open houses and stakeholder meetings.



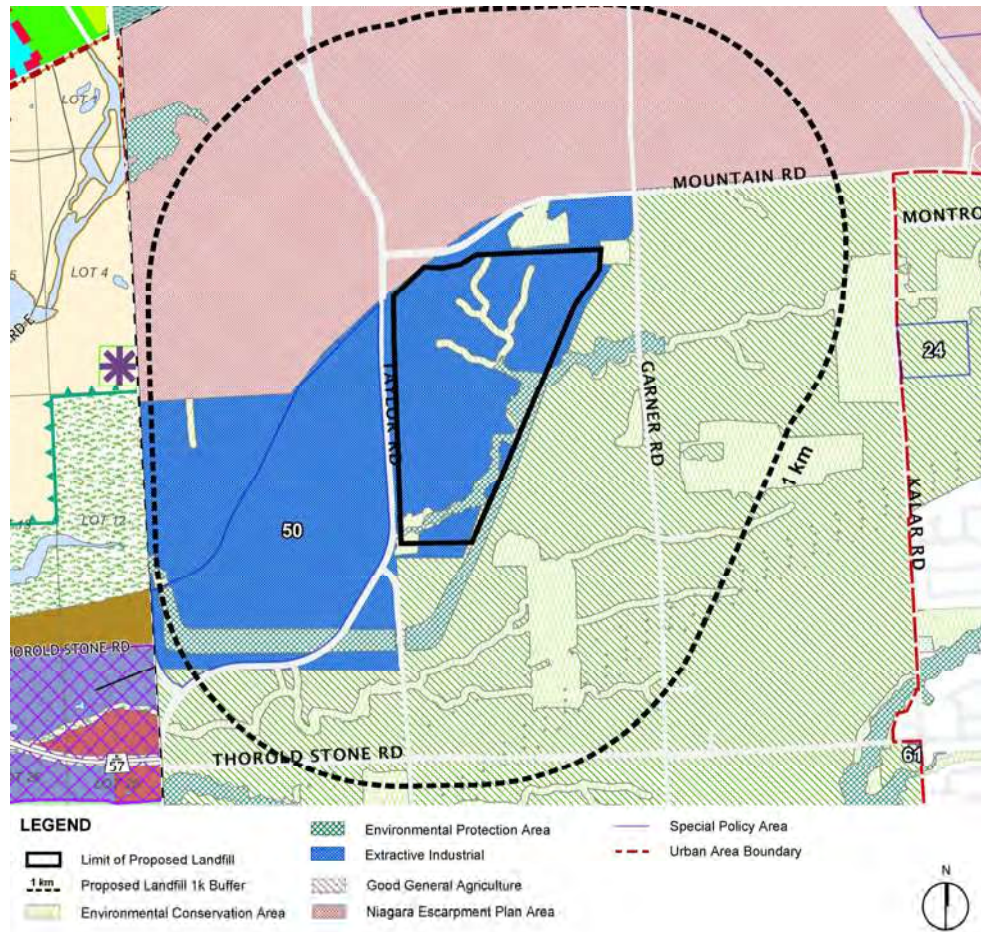
# Consultation

## Public Open House #1

- Held last Thursday (December 14<sup>th</sup>, 2023), 4:00-8:00pm
- Approximately 45 attendees
- Key issues raised:
  - Length of process
  - End use of quarry
  - Noise
  - Property value protection
  - Litter
  - Dust
  - Odour
  - Visual
  - Traffic
  - Location (proximity)
  - Community benefit
  - Consultation

# **Municipal Land Use**

# Niagara Region



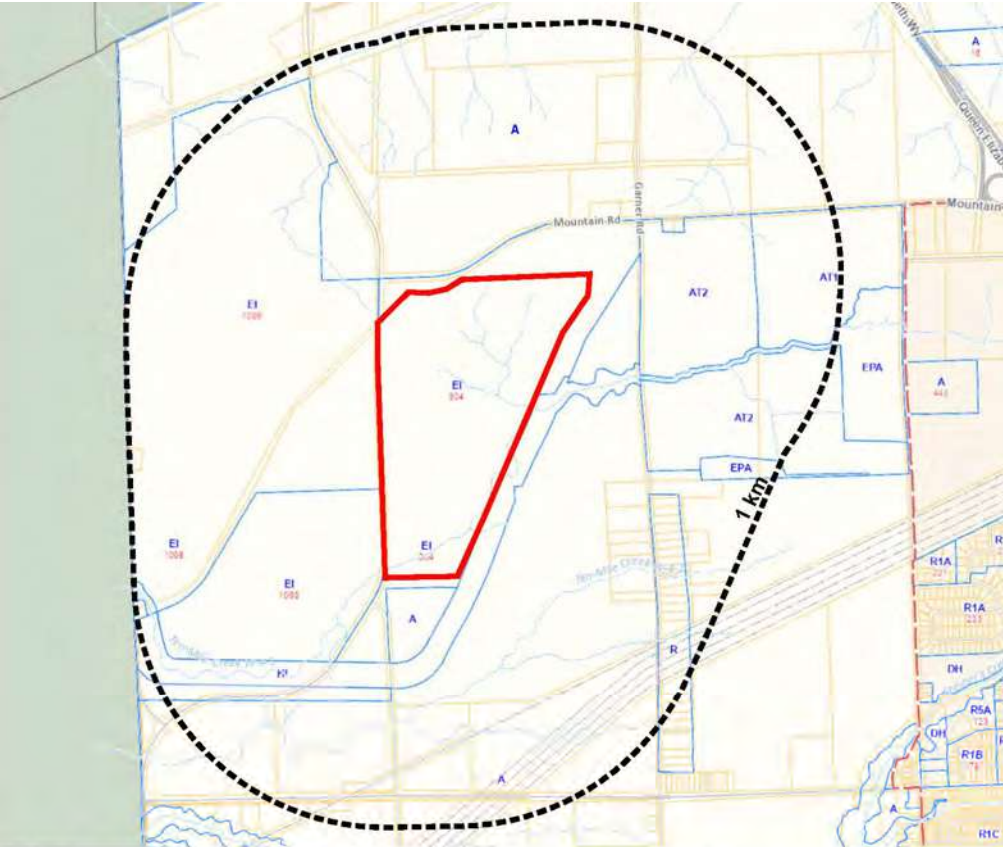
## Current land use designation

- Schedule H of the NROP identifies the subject lands as a Licenced Aggregate Operation in line with the existing use of the site
- An Official Plan Amendment will be required to permit waste disposal within the Extractive Industrial designation at the site

## Surrounding land use designations

- The Proposed Landfill lands are shown to be situated outside of identified urban and growth areas
- Narrow sections along the eastern boundary of the Proposed Landfill lands are shown to be part of the Natural Environment System (Schedule C1 and C2)

# City of Niagara Falls



<b>LEGEND</b>		
<span style="border: 2px solid red; display: inline-block; width: 15px; height: 10px;"></span> Limit of Proposed Landfill	AT Agri-Tourism Zone	R4 Residential Low Density Grouped Multiple Dwelling Zone
<span style="border: 1px dashed black; display: inline-block; width: 15px; height: 10px;"></span> Proposed Landfill 1k Buffer	R Rural Zone	R5A Residential Apartment Zone
<span style="border: 1px solid blue; display: inline-block; width: 15px; height: 10px;"></span> Extractive Industrial Zone	R1A Residential 1A Density Zone	DH Development Holding Zone
<span style="background-color: yellow; display: inline-block; width: 15px; height: 10px;"></span> Agricultural Zone	R1B Residential 1B Density Zone	EPA Environmental Protection Area Zone
	R1C Residential 1C Density Zone	
	R1D Residential 1D Density Zone	



- The Proposed Landfill lands are primarily designated as Extractive Industrial in the NFOP
- With areas designated as Environmental Conservation Area and Environmental Protection Area along the eastern portion of the site

- The Proposed Landfill lands are zoned as Extractive Industrial Zone
- A Zoning By-law Amendment to permit a waste disposal site, landfill, will be required

# **Role of the Government Review Team**

# Role of the Government Review Team

- Provide information and guidance within mandated areas of responsibility
- Provide consistent advice throughout the decision-making process or relevant reasons if positions change
- Participate in the government review of the proposed Terms of Reference

# **Draft Terms of Reference & Supporting Document**

# Draft Terms of Reference & Supporting Document

## ToR & Appendices

- Rationale for Undertaking
- Alternatives To the Undertaking
- Preliminary description of the environment
- Proposed assessment and evaluation methodology
- Consultation

## Supporting Document

- Business Case: Need/Rationale and Alternatives To the Undertaking



# **Schedule & Next Steps**

# Next Steps

- We will be seeking input and comments on the Draft ToR once released (winter 2024)
- Follow-up meeting with GRT will be scheduled prior to the release of the Draft ToR
- Update and finalize the ToR based on comments received and issue for formal review (summer 2024)
- Contact Information:

**Darren Fry, Walker**

Email: [Dfry@walkerind.com](mailto:Dfry@walkerind.com)

Office: 1-866-699-9425

**Erika Brown, GHD**

Email: [Erika.Brown@GHD.com](mailto:Erika.Brown@GHD.com)

Office: 416 866 2351





**\* Thank You**

**→ [ghd.com](https://ghd.com)**

**Ministry of the Environment  
Conservation & Parks  
Meetings**

**Ministry of the Environment  
Conservation & Parks  
Meeting – 2023.10.10**

# Meeting Summary

---

**Meeting:** Ministry of the Environment, Conservation & Parks – Pre-Consultation

**Date:** October 10, 2023

**Location:** MECP Offices (135 St. Clair Ave. West, Floor 7)

**Time:** 11 am – 12 pm

**Attendees:**

- Kathleen O’Neill, Director – MECP EAB
- Andrew Evers, Supervisor (Acting) – MECP EAB
- Solange Desautels, Supervisor – MECP EAB
- Nick Colella, Manager (Acting) – MECP EAB
- Darren Fry, Project Director – Walker
- Chris Breen, Vice President, Government & Community Relations – Walker
- Blair Shoniker, Senior Waste & Environmental Planner – GHD

**Meeting Materials:** N/A

---

**Purpose of Meeting**

To discuss intent to commence EA for the South Landfill Phase 2 at Walker.

**Summary of Discussion**

- Expansion of South Landfill (Phase 2)
- Project Officer identified as Stephen Denault
- Indigenous Community Consultation
- Project Approach & Timing

**Ministry of the Environment  
Conservation & Parks  
Meeting – 2023.11.14**

# Meeting Summary

---

**Meeting:** Ministry of the Environment, Conservation & Parks – Pre-Launch

**Date:** November 14, 2023

**Location:** Virtual Meeting

**Time:** 10 am – 11 am

**Attendees:**

- Andrew Evers, Supervisor (Acting) – MECP EAB
- Stephen Deneault, Project Officer (Acting) – MECP EAB
- Darren Fry, Project Director – Walker
- Elizabeth Duguay, Planning & Community Engagement Lead – Walker
- Leticia Koole, Project Support Specialist - Walker
- Blair Shoniker, Senior Waste & Environmental Planner – GHD

**Meeting Materials:** N/A

---

**Purpose of Meeting**

To provide the Ministry an introduction of the South Landfill Phase 2 EA, meet the project team and discuss next steps prior to commencing the EA.

**Summary of Discussion**

- Introductions / Project Team
- Project / Undertaking Overview
- Walker’s Resource Management Campus (Site Vicinity)
- Proposed EA Process / Timelines
- Indigenous Engagement / Consultation List



**Ministry of the Environment  
Conservation & Parks  
Meeting – 2023.11.21**

# Meeting Summary

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**Meeting:** Ministry of the Environment, Conservation & Parks – Pre-Launch

**Date:** November 21, 2023

**Location:** Walker (2800 Thorold Townline Road, Niagara Falls, ON)

**Time:** 2:30 pm – 3:30 pm

**Attendees:**

**MECP Niagara District Office**

- Michael Durst, Senior Environmental Officer
- Kim Groombridge, Manager
- Taylor Buck, District Supervisor

**Walker**

- Darren Fry, Project Director
- Lesley Clarke, Manager – Environmental Performance
- Elizabeth Duguay, Planning & Community Engagement Lead

**GHD**

- Blair Shoniker, Senior Waste & Environmental Planner

**Meeting Materials:** N/A

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**Purpose of Meeting**

To provide the Ministry of the Environment, Conservation & Parks – Niagara District Office an introduction of the South Landfill Phase 2 EA.

**Summary of Discussion**

- Introductions / Project Team
- Project / Undertaking Overview
- Walker’s Resource Management Campus (Site Vicinity)
- Proposed EA Process / Timelines
- Indigenous Engagement / Consultation List

**Ministry of the Environment  
Conservation & Parks  
Meeting – 2024.02.12**

February 23, 2024

<b>Subject/Client:</b>	Walker South Landfill Phase 2 EA MECP Meeting #4	<b>Ref. No.</b>	12567140
<b>From:</b>	Erika Brown	<b>Tel:</b>	416 866-2351
<b>Venue/Date/Time:</b>	Virtual, Microsoft Teams, February 12, 2024, 2:30 – 3:00pm		

**Attendees**

- MECP
  - Andrew Evers, Manager, Environmental Assessment Services
  - Stephen Deneault, Project Officer
  
- Walker
  - Darren Fry, Project Director
  - Elizabeth Duguay, Planning & Community Engagement Lead
  
- GHD
  - Erika Brown, Waste & Environmental Planner

**Topics Discussed**

1. Consultation and Engagement Update
2. Project Timelines
3. Other

**Questions/ Comments** (*Action items in italics*)

**Action**

Consultation and Engagement Update	
GRT <ul style="list-style-type: none"> <li>– Since November 2023 launch, Walker has been busy gathering input on the project</li> <li>– Two GRT sessions held to provide an overview of the project, discuss the EA process and outline next steps</li> </ul>	
Municipalities <ul style="list-style-type: none"> <li>– Walker has met with Niagara Region twice, Niagara Falls, St. Catharines, and Niagara-on-the-Lake               <ul style="list-style-type: none"> <li>• Common feedback from municipalities is to look at their Official Plans, specifically their growth targets, to ensure their waste management needs are considered – want to be serviced first</li> <li>• Walker will address this in the Supporting Document/business case</li> <li>• A coordinated review with the Region and lower-tier municipalities has also been discussed</li> </ul> </li> </ul>	
Indigenous Communities <ul style="list-style-type: none"> <li>– Two meetings held with Six Nations of the Grand River (SNGR) to date               <ul style="list-style-type: none"> <li>• no concern with project/timelines</li> <li>• understanding of SNGR’s expectations</li> <li>• will incorporate SNGR’s feedback into the EA</li> </ul> </li> <li>– Have not met with the Mississaugas of the Credit First Nation or the Haudenosaunee Development Institutes yet; however, Walker has reached out multiple times and will provide a copy of the Draft ToR</li> </ul>	

<b>Questions/ Comments</b> ( <i>Action items in italics</i> )	<b>Action</b>
Near Neighbours/Businesses <ul style="list-style-type: none"> <li>- Many meetings have been held with interested parties (near neighbours and businesses)</li> <li>- Input received is a balance of questions/inquiry/feedback on 1) existing operations and 2) Phase 2 EA</li> </ul>	
Open House #1 <ul style="list-style-type: none"> <li>- 45 attendees, not much interest</li> <li>- Three inquiries through the project website</li> <li>- No major concerns identified at this point – public is primarily interested in the studies that will occur during the EA step</li> </ul>	
<b>Project Timelines</b>	
Draft ToR <ul style="list-style-type: none"> <li>- March 7, 2024, as anticipated release date</li> <li>- 45-day public comment period</li> <li>- Walker has communicated timelines to most interested parties</li> <li>- Final ToR submission by end of May – Walker to notify MECP in advance</li> </ul>	
<b>Feedback from MECP</b>	
<ul style="list-style-type: none"> <li>- As a private proponent, presentation of the business case is acceptable, especially given the nature of continuation/expansion of the project</li> </ul>	
<ul style="list-style-type: none"> <li>- Commitments to feedback received is important – compile commitments as a list, which facilitates everyone’s review and can be used as a concordance table</li> </ul>	

Attachments: \_\_\_\_\_

# **Regional Municipality of Niagara Meetings**

**Regional Municipality of Niagara  
Meeting – 2023.12.18**



January 25, 2024

<b>Subject/Client:</b>	Walker South Landfill Phase 2 EA Niagara GRT Meeting #1	<b>Ref. No.</b>	12567140
<b>From:</b>	Erika Brown	<b>Tel:</b>	416 866-2351
<b>Venue/Date/Time:</b>	Niagara Region HQ, 1815 Sir Isaac Brock Way, Thorold December 18, 2023, 1:00-3:00pm		

### Attendees

#### Niagara Region

- Sean Norman, Senior Planner
- Erik Acs, Manager, Community Planning
- Emil Prpic, Manager, Recycling & Waste Disposal
- Catherine Habermehl, Director, Waste Management Services (Virtual)
- Sherri Tait, Acting Associate Director, Collection & Diversion Operations

#### City of Niagara Falls

- Andrew Bryce, Director of Planning

#### Walker

- Darren Fry, Project Director
- Elizabeth Duguay, Planning & Community Engagement Lead
- Chris Breen, Vice President, Government and Community Relations

#### GHD

- Blair Shoniker, Project Director & Strategic Advisor

### Topics Discussed

1. Introductions
2. Meeting Objectives
3. Overview of Walker & Proposed Project – South Landfill Phase 2
4. Environmental Assessment & Approvals Process
5. Municipal Land Use
6. Role of the Government Review Team
7. Draft Terms of Reference & Supporting Document
8. Schedule & Next Steps
  - A GRT meeting will be scheduled prior to release of the working draft Terms of Reference (winter 2024)

### Questions/ Comments (*Action items in italics*)

### Action

Andrew Bryce asked Walker about project messaging and how to communicate with the public. <ul style="list-style-type: none"> <li>- Specifically, clear messaging will be provided with respect to the process, the site, and the incoming waste (volume, types, sources, etc).</li> </ul>	
Does Walker have a "North Landfill"?	



Questions/ Comments ( <i>Action items in italics</i> )	Action
<ul style="list-style-type: none"> <li>- No, but Walker does have an East Landfill that was rehabilitated into agricultural land. The agricultural end use was determined through community engagement.</li> </ul>	
<p>Chris Breen signalled that this project represents the development of the next phase of the South Landfill or a continuation or extension of the existing operation.</p>	
<p>Erik Acs asked for clarity around entrance of the existing South Landfill Phase 1.</p> <ul style="list-style-type: none"> <li>- Walker indicated that the location of the existing South Landfill resulted from public feedback during the first EA.</li> </ul>	
<p>How do Phase 1 and Phase 2 align?</p> <ul style="list-style-type: none"> <li>- Walker expressed that the objective is to seamlessly transition from Phase 1 to Phase 2 so that critical waste management services for the community are not interrupted. However, approval and construction timelines may vary.</li> </ul>	
<p>Question regarding limit on landfill height.</p> <ul style="list-style-type: none"> <li>- Walker referred to O. Reg. 232 which sets limits on landfill height and communicated that height will be addressed in visual impact studies and will likely be a lower elevation than Phase 1.</li> </ul>	
<p>Catherine Habermebl inquired about the turnout at Walker's first Open House on December 14.</p> <ul style="list-style-type: none"> <li>- Feedback provided by Walker was that dialogue was rational, mostly attended by near neighbours, the community is familiar with Walker.</li> <li>- <i>Walker to provide summary of comments from the Open House.</i></li> </ul>	Walker
<p>Several questions regarding the sequencing of approvals and when planning approvals commence.</p> <ul style="list-style-type: none"> <li>- <i>Walker to review South Landfill Phase 1 approvals process and how the project moved into local approvals.</i></li> </ul>	Walker
<p><i>Walker/GHD to set out a timeline/review process to assist the Region to better understand when their involvement occurs and when documents need to be reviewed.</i></p>	Walker/GHD
<p>Question regarding the Public Info Session callouts on the EA process timeline and whether these are prescribed, or proponent driven.</p> <ul style="list-style-type: none"> <li>- Walker communicated that there is a chapter in the ToR that will speak to the consultation plan. EA is a proponent driven process with MECP guidelines on consultation. Walker will exceed the minimum requirement and commit to a consultation plan in the ToR.</li> </ul>	
<p>Question raised if Walker has engaged and will consult with HDI.</p> <ul style="list-style-type: none"> <li>- Walker indicated that HDI has been notified of the launch and that a meeting will be arranged in the New Year.</li> </ul>	
<p>Question regarding peer review, with reference to Uppers.</p> <ul style="list-style-type: none"> <li>- The provincial GRT is responsible for review and the municipal GRT is not expected to duplicate the effort.</li> <li>- Uppers Quarry is in the final licensing approval stage. South Landfill Phase 2 is the initial EA stage (planning process) with the final licensing approval stage to come after the EA (EPA approvals).</li> </ul>	
<p>Questions regarding the role and responsibilities of the Region throughout the EA process.</p> <ul style="list-style-type: none"> <li>- Blair Shoniker noted that MECP is a great resource for the Region/municipalities and can provide guidance.</li> <li>- Municipalities typically comment on traffic, land use, economic, and cultural heritage.</li> </ul>	

Questions/ Comments ( <i>Action items in italics</i> )	Action
<p><i>Walker to look into Bill 23 and EA responsibilities for Conservation Authorities</i></p> <p><i>Post meeting note:</i></p> <ul style="list-style-type: none"> <li>– <i>Bill 23 has limited the services CAs can provide municipalities and charge for. These services now exclude reviewing and commenting on a proposal, application or other matter made under a “prescribed Act” (EA Act and Planning Act, among others).</i></li> <li>– <i>As a result, NPCA’s role would be limited to review and approval (if permit is required) under Ontario Regulation 155/06. Further, that review would be focused on flooding and erosion because of Bill 23 changes that limit the range of factors CAs can consider.</i></li> <li>– <i>The Terrestrial and Aquatic Environment Work Plan includes the following regarding NPCA: Ten Mile Creek and its tributaries are regulated under NPCA Ontario Regulation 155/06 for the Development, Interference with Wetlands and Alterations to Shorelines and Watercourses. The Study Area is within the NPCA regulated area. Under the legislative changes associated with Bill 23, NPCA’s review and permitting authority will be focused on flooding and erosion hazard mitigation. A permit from NPCA may be required.</i></li> </ul>	Walker/GHD
<p><i>Walker to circulate Code of Practice – Preparing &amp; Reviewing EAs in ON to the Region/Niagara Falls.</i></p>	Walker/GHD
<p>Andrew Bryce asked whether the South Landfill went through Site Plan Approval.</p> <ul style="list-style-type: none"> <li>– <i>Walker will investigate this.</i></li> </ul>	Walker/GHD
<p>Question regarding NEC and whether they will be involved in the EA process.</p> <ul style="list-style-type: none"> <li>– Walker has engaged the NEC.</li> <li>– <i>Walker to look into the portion of lands within NEC boundaries and whether tunnel expansion will occur within regulated lands.</i></li> </ul>	Walker/GHD
<p>Andrew Bryce mentioned the new secondary plan occurring in Niagara Falls.</p> <ul style="list-style-type: none"> <li>– Land use compatibility will need to be considered.</li> <li>– <i>Walker to share list of consultants providing technical services.</i></li> </ul>	Walker/GHD
<p>Andrew Bryce noted that the public has been contacting Niagara Falls council regarding Phase 2.</p>	
<p>Walker signaled that a Community Liaison Committee will be created for this project during the EA stage when technical studies are being prepared/reviewed.</p>	

- Attachments: Meeting Presentation  
Code of Practice – Preparing and Reviewing Environmental Assessments in Ontario  
List of consultants providing technical services

# Attachments

# **Attachment 1**

**Walker South Landfill Phase 2**

**Niagara GRT Meeting 1**



→ December 19 & 20, 2023

**Walker South Landfill Phase 2 EA  
GRT Meeting #1  
Terms of Reference**

**Welcome**

# Agenda

- **Introductions**
- **Meeting Objectives**
- **Overview of Walker & Proposed Project – South Landfill Phase 2**
- **Environmental Assessment & Approvals Process**
- **Municipal Land Use**
- **Role of the Government Review Team**
- **Draft Terms of Reference & Supporting Document**
- **Schedule & Next Steps**

# Introductions

# Introductions

## **Proponent:** Walker Environmental Group Inc. (Walker)

- Project Director: Darren Fry
- VP, Government & Community Relations: Chris Breen
- Planning & Community Engagement Lead: Elizabeth Duguay
- Project Support Specialist: Leticia Koole

## **Primary Consultant:** GHD

- Project Advisor: Blair Shoniker
- Project Manager: Erika Brown
- Project Coordinator: Janet Oswald



# Meeting Objectives

# Meeting Objectives

- Introduce Walker and the services they provide for the Niagara community
- Describe the South Landfill Phase 2 Project
- Provide an overview of the approvals process
- Outline the role of the Government Review Team

# Overview of Walker

# South Landfill Phase 2

## Environmental Assessment



# Walker Overview

Building a sustainable future, **together.**



## Part of the Niagara Community for 136+ Years

- Fifth-generation, Niagara based family-owned company
- 1,200+ employees



## Innovative Campus

- Integrated Resource Management Campus
- Safely managed Niagara's waste for over 40 years



## Committed to Resource Recovery

- Recover & repurpose landfill-bound waste into sustainable materials & products



# Walker's Resource Management Campus



## More than a landfill

A dynamic operation that efficiently manages waste and sustainably recovers resources.

### Campus Operations Include:

- A** Residential Drop-off
- B** Niagara Compost Facility
- C** Resource Recovery Area
- D** N-Viro® Biosolids Facility
- E** Agricultural Rehabilitation
- F** Landfill Gas to Energy Facility
- G** Aggregates Recycling & Processing Area
- H** South Landfill



# Project Overview

Planning for long-term waste disposal capacity is increasingly important.

Despite recycling and green bin composting efforts, landfill space is still needed for non-recyclable materials.

## Phase 2 Development of the South Landfill

- State-of-the-art engineered landfill
- Designed with exceptional safety & environmental controls
- Accepts solid non-hazardous waste only
- Located immediately east of the current landfill operations
- Existing waste management infrastructure, such as the site entrance will not change



# Project Location

## Key Facility Information



1.1 million tonnes of waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~ 500 jobs supported



Renewable energy to power the equivalent of 10,000 homes

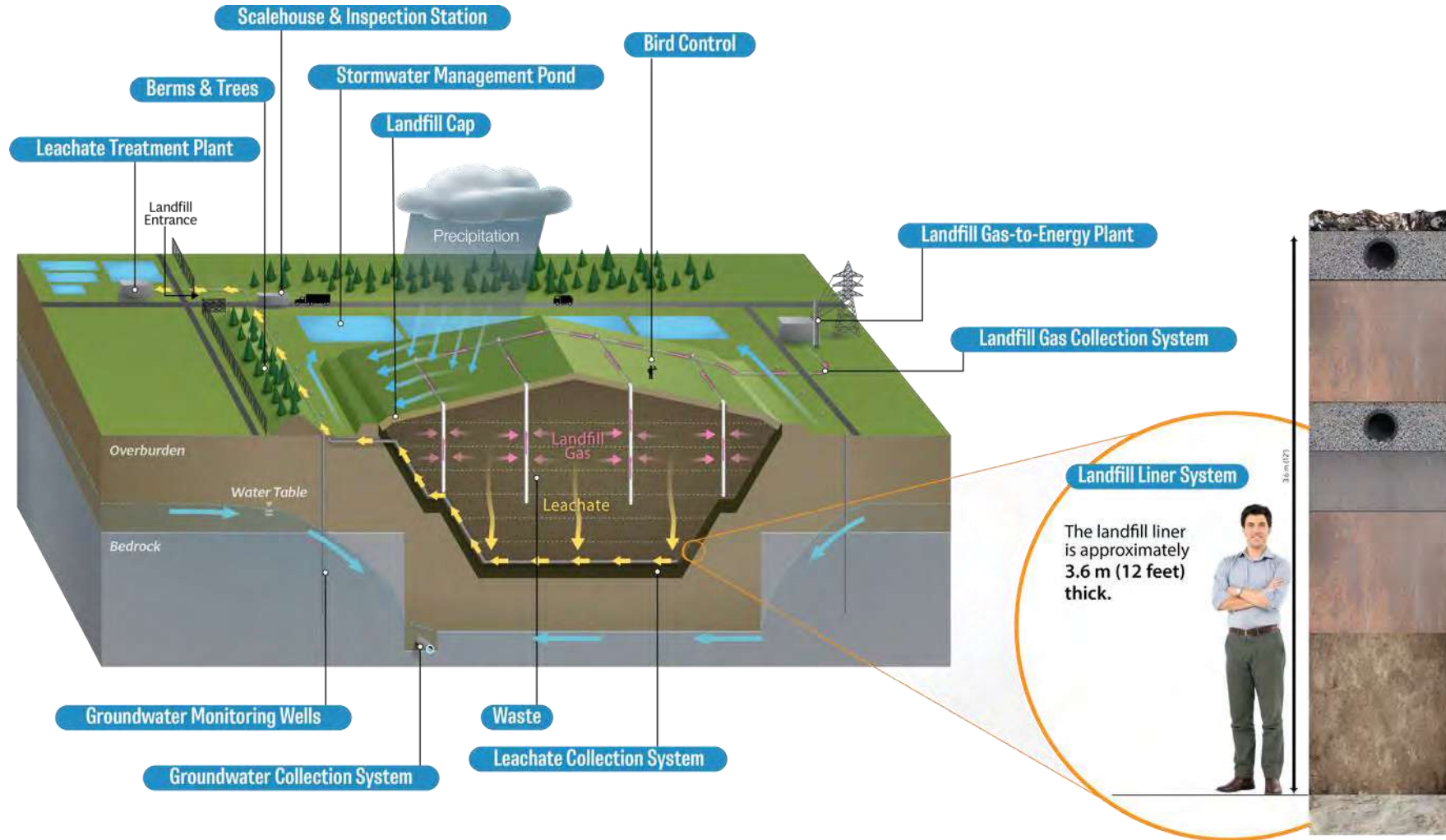




# Designed & Operated to the highest standard

## Key Features

- 12-foot multi-layer liner
- Leachate collection & treatment system
- Landfill gas collection system
- 0.75 m thick final landfill cap



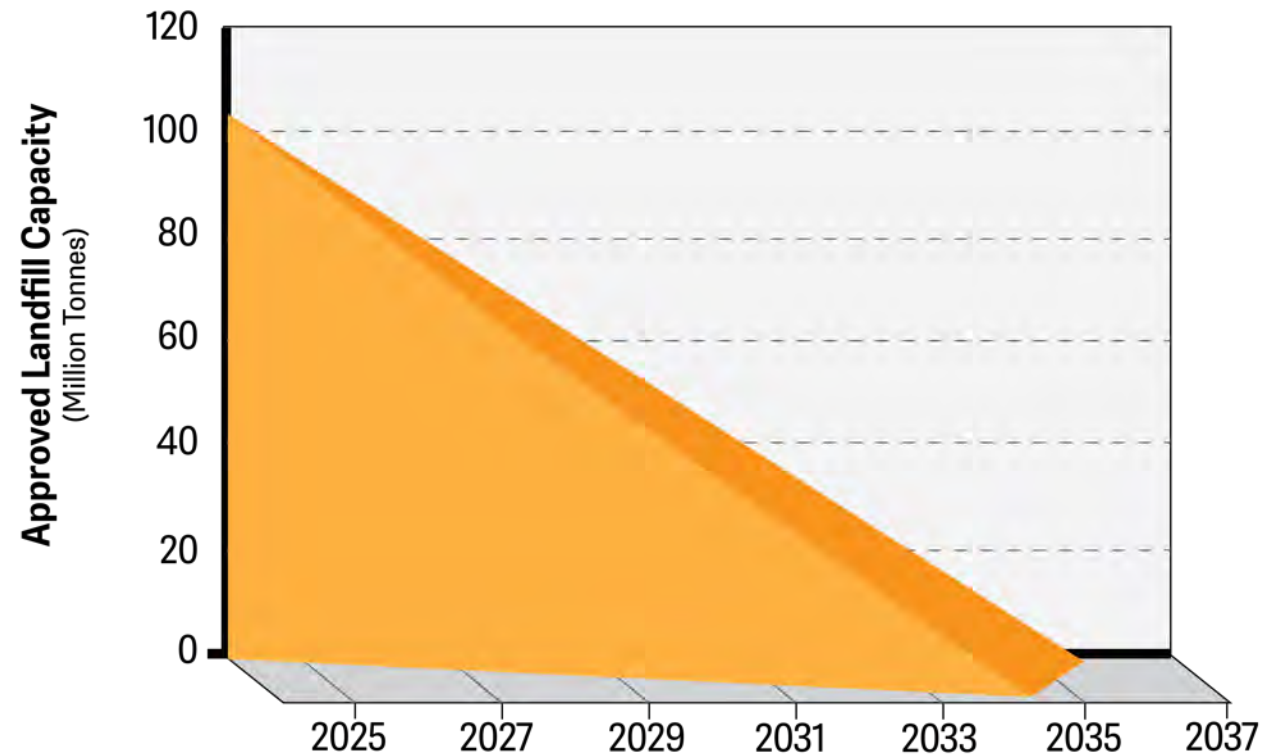
# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Ontario is expected to run out of landfill capacity by 2035

- Existing landfills are quickly filling up
- Population & waste generation are increasing
- It takes up to 10 years to develop new landfill capacity

ONTARIO'S REMAINING LANDFILL CAPACITY



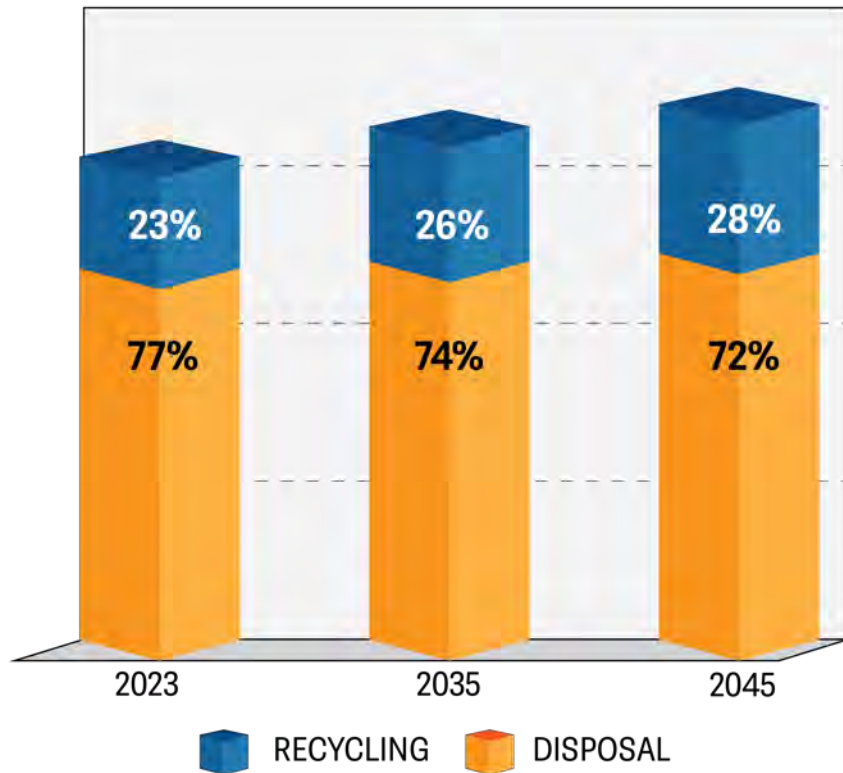
<https://www.owma.org/articles/2019-owma-landfill-report>



# Niagara's Waste Disposal Solution

South Landfill Phase 2

## ONTARIO'S RECYCLING & DISPOSAL RATES



<https://www.amo.on.ca/policy/land-use-planning-resources-and-climate-change/amos-baseline-waste-and-recycling-report-and>

**Despite recycling efforts, there will still be materials requiring safe disposal**

- Even with increased recycling and Green Bin composting, landfills are still needed to safely manage residual waste

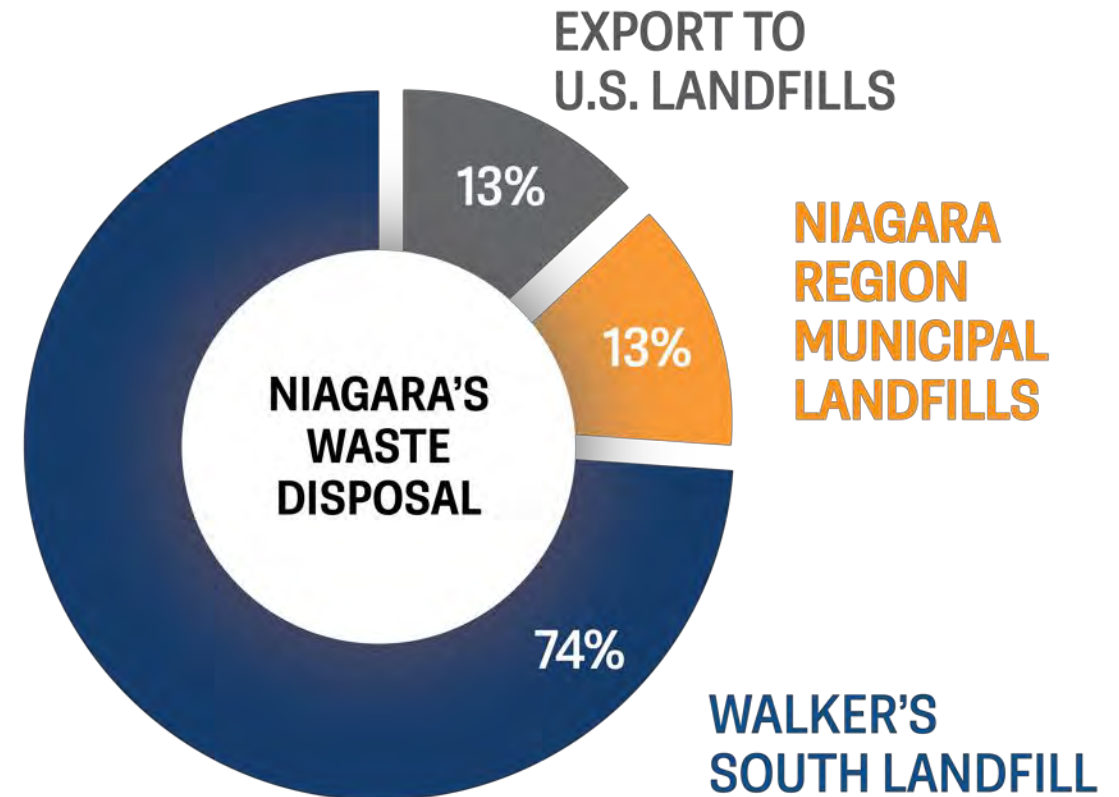


# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Niagara is no exception, additional disposal capacity is needed

- Over 2/3 of Niagara's waste is currently managed at the South Landfill, which is expected to reach capacity by 2030



\* Based on historical recycling trends



# Supporting Niagara for over 136 years



## Jobs & Employment

Supporting ~500 jobs in Niagara through our current waste management & resource recovery operations



## Community Giving

Donations & giving totalling over \$1.4 million annually to charities, community groups, and infrastructure



## Volunteering

Providing employees 2 paid volunteer days per year to support local community initiatives



## Awareness & Education

Supporting educational activities by participating in community events, giving tours and presentations, and through partnerships



# **Environmental Assessment Process**

# Landfill Approvals Process Overview

## **Environmental Assessment Act**

- Impact Assessment (Landfills required a Comprehensive EA vs Streamlined EA)
- Planning level instrument & detail
- Approved by Minister/Cabinet

## **Environmental Protection Act (EPA)**

- Environmental Compliance Approvals (ECA)
- Other Acts – OWRA (Water), ARA (Quarry)
- Approved by Directors

## **Local Approvals (Official Plan, etc.)**

- Official Plan Amendment
- Site Plan Approval, Road Entrance Permits
- Approved by Municipal Council

# Environmental Assessment

## A Two-Step Planning & Decision-Making Process

### Step 1

#### Terms of Reference (ToR)

- Serves as a roadmap for what will be studied in the EA & outlines the public consultation that will take place

### Step 2

#### Environmental Assessment (EA)

- Scientific studies identifying the effects of the project & proposed mitigation measures





# Need & Rationale

- Through its Business Case, Walker has identified the Need for continuing to operate the South Landfill at its Niagara Campus
- As a private sector Proponent with a current facility, there are a limited number of ways of approaching or dealing with the opportunity to increase residual waste disposal capacity
- Most reasonable way of approaching this opportunity is to increase capacity at the existing, permitted, and operational facility

# Alternatives To the Undertaking

- Do nothing
  - Does not satisfy the established need
- **Expand landfill capacity at Walker's Niagara Campus**
- Establish a new landfill elsewhere
  - Significant barriers
- Other (Export Waste, Thermal, etc.)
  - Not feasible for Walker as a private sector proponent

# Alternative Methods

- Describes the different ways of doing/ achieving the same activity
- Satisfies the Environmental Assessment (EA) Act requirement for a Proponent to identify and evaluate a reasonable range of alternatives
- Includes alternative site configurations to be evaluated in the EA
- Requires a comparative evaluation to be conducted

## The ToR will:

- Set the framework for the type of Alternative Methods to be evaluated in the EA phase (i.e., alternative site configurations).
- Set the evaluation criteria and methodology that will be utilized to assess and compare the Alternative Methods within the EA phase to satisfy the EA Act requirements to “*evaluate the advantages and disadvantages to the environment of the Alternative Methods of carrying out the undertaking*”

# Technical Studies to be Completed in the EA

- As part of the EA, numerous scientific studies will take place to
- Ensures Phase 2 will be protective of the environment while continuing to provide the community with safe and reliable waste disposal services



**Agriculture**



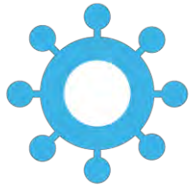
**Air Quality**



**Archaeology**



**Cultural Heritage**



**Cumulative Effects**



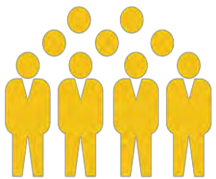
**Ecology**



**Economic**



**Noise**



**Social**



**Surface Water &  
Groundwater**



**Traffic**



**Visual**

# Consultation

## Stakeholder Consultation:



- Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments and questions.
- Consultation opportunities are planned throughout the EA and will be advertised in local newspapers on the project website, by direct mail and/or email.

# Consultation

## Proposed Plan For Consulting During the EA

### Proposed Consultation Methods



#### Website

A dedicated project website is available online.

[southlandfillphase2.com](http://southlandfillphase2.com)



#### Email

A dedicated project email has been created.

[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)



#### Phone

A toll-free phone line for questions related to the EA is available.

**1-866-699-9425**



#### Events

Public information sessions, open houses and stakeholder meetings.

# Consultation

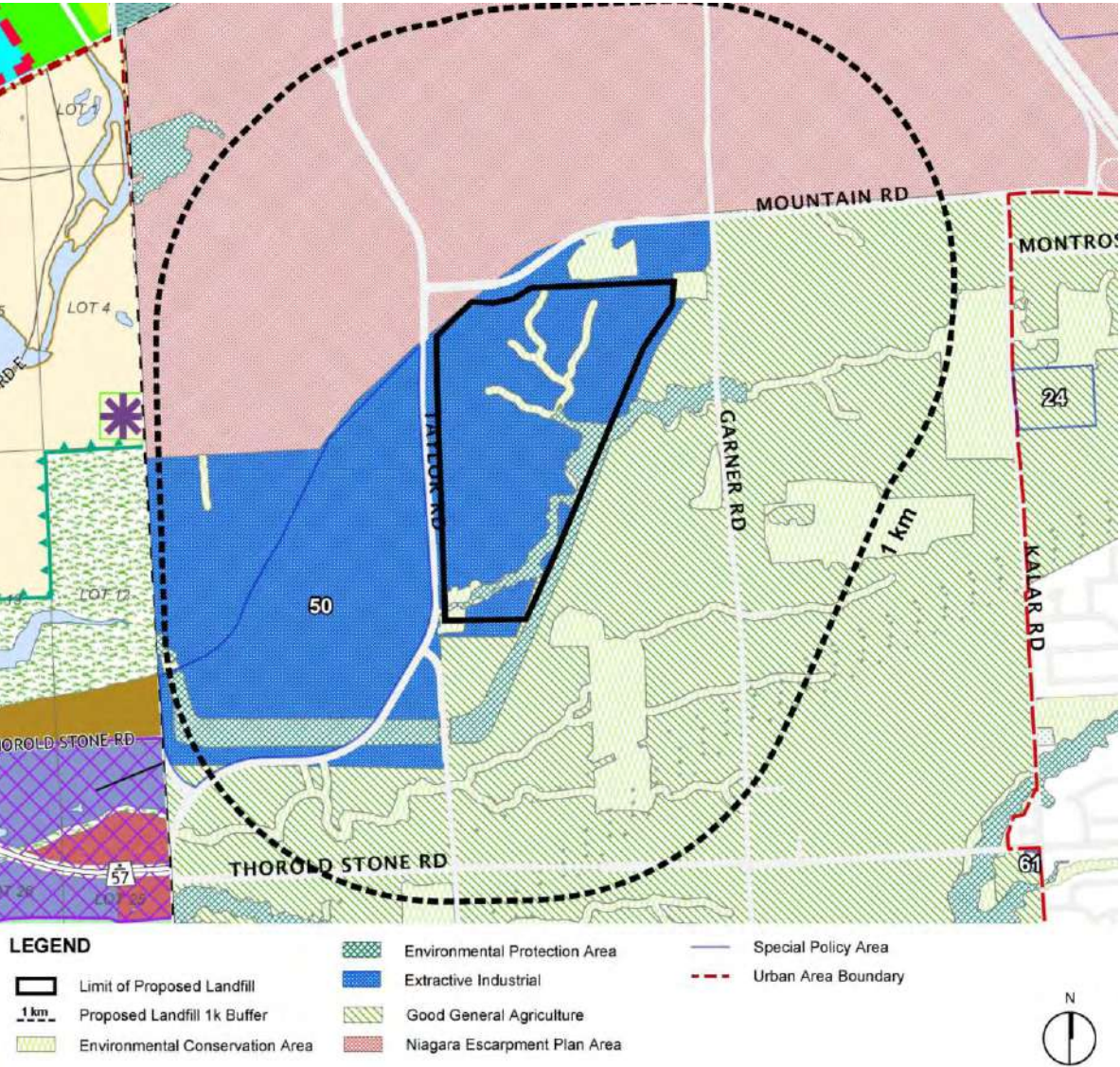
## Public Open House #1

- Held last Thursday (December 14<sup>th</sup>, 2023), 4:00-8:00pm
- Approximately 45 attendees
- Key issues raised:
  - Length of process
  - End use of quarry
  - Noise
  - Property value protection
  - Litter
  - Dust
  - Odour
  - Visual
  - Traffic
  - Location (proximity)
  - Community benefit
  - Consultation

# Municipal Land Use



# Niagara Region



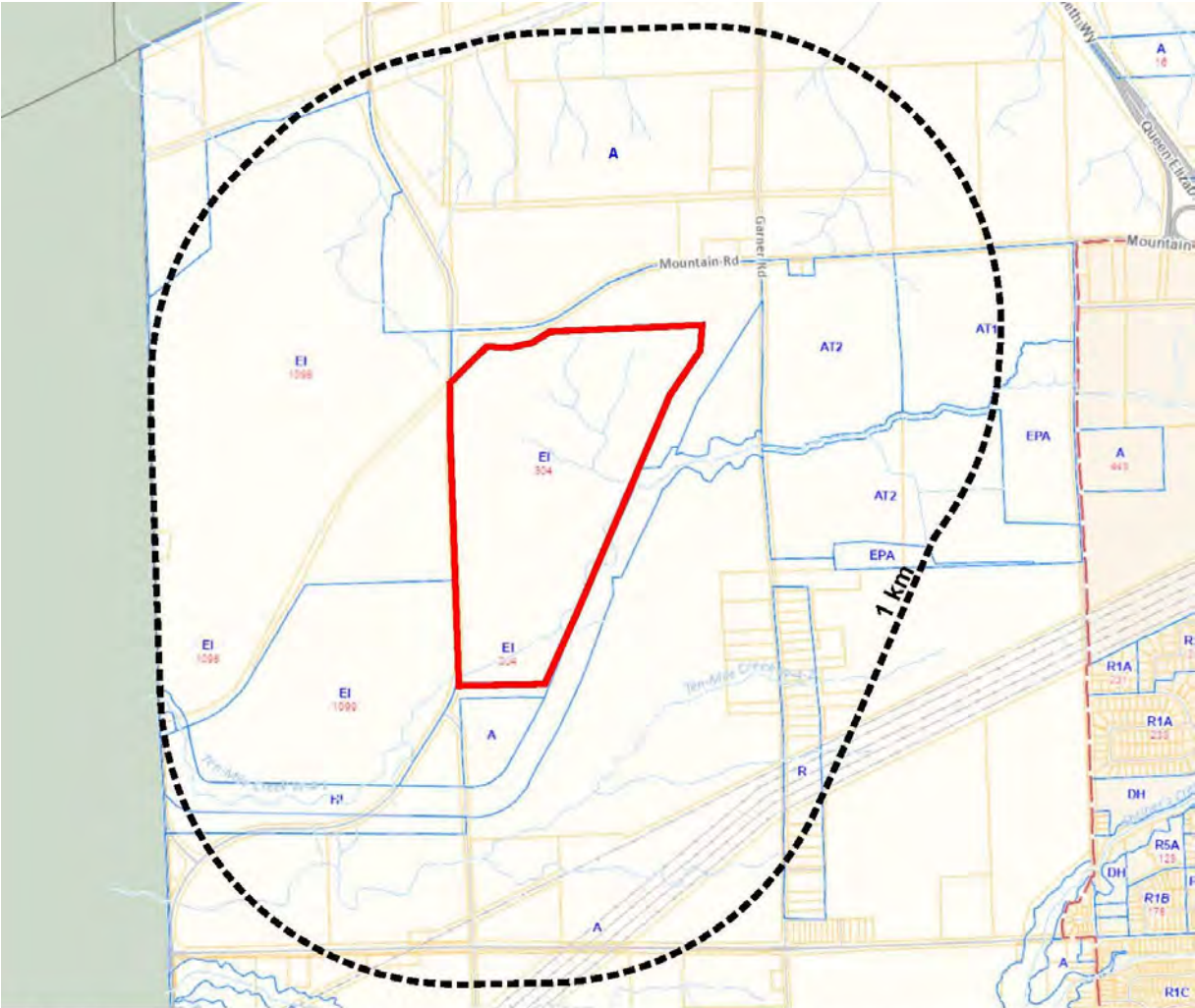
## Current land use designation

- Schedule H of the NROP identifies the subject lands as a Licenced Aggregate Operation in line with the existing use of the site
- An Official Plan Amendment will be required to permit waste disposal within the Extractive Industrial designation at the site

## Surrounding land use designations

- The Proposed Landfill lands are shown to be situated outside of identified urban and growth areas
- Narrow sections along the eastern boundary of the Proposed Landfill lands are shown to be part of the Natural Environment System (Schedule C1 and C2)

# City of Niagara Falls



<b>LEGEND</b>	AT Agri-Tourism Zone	R4 Residential Low Density Grouped Multiple Dwelling Zone
Limit of Proposed Landfill	R Rural Zone	R5A Residential Apartment Zone
Proposed Landfill 1k Buffer	R1A Residential 1A Density Zone	DH Development Holding Zone
Extractive Industrial Zone	R1B Residential 1B Density Zone	EPA Environmental Protection Area Zone
Agricultural Zone	R1C Residential 1C Density Zone	
	R1D Residential 1D Density Zone	

- The Proposed Landfill lands are primarily designated as Extractive Industrial in the NFOP
- With areas designated as Environmental Conservation Area and Environmental Protection Area along the eastern portion of the site

- The Proposed Landfill lands are zoned as Extractive Industrial Zone
- A Zoning By-law Amendment to permit a waste disposal site, landfill, will be required

# **Role of the Government Review Team**

# Role of the Government Review Team

- Provide information and guidance within mandated areas of responsibility
- Provide consistent advice throughout the decision-making process or relevant reasons if positions change
- Participate in the government review of the proposed Terms of Reference

# **Draft Terms of Reference & Supporting Document**

# Draft Terms of Reference & Supporting Document

## ToR & Appendices

- Rationale for Undertaking
- Alternatives To the Undertaking
- Preliminary description of the environment
- Proposed assessment and evaluation methodology
- Consultation

## Supporting Document

- Business Case: Need/Rationale and Alternatives To the Undertaking

# **Schedule & Next Steps**

# Next Steps

- We will be seeking input and comments on the Draft ToR once released (winter 2024)
- Follow-up meeting with GRT will be scheduled prior to the release of the Draft ToR
- Update and finalize the ToR based on comments received and issue for formal review (summer 2024)
- Contact Information:

**Darren Fry, Walker**

Email: [Dfry@walkerind.com](mailto:Dfry@walkerind.com)

Office: 1-866-699-9425

**Erika Brown, GHD**

Email: [Erika.Brown@GHD.com](mailto:Erika.Brown@GHD.com)

Office: 416 866 2351







**\* Thank You**

# **Attachment 2**

**Code of Practice - Preparing and Reviewing  
Environmental Assessments in Ontario**

# Preparing and Reviewing Terms of Reference for Environmental Assessments in Ontario

*\*\* This document can be found on the  
Ministry of the Environment,  
Conservation and Parks website \*\**

[https://www.ontario.ca/page/preparing-  
and-reviewing-terms-reference-  
environmental-assessments-ontario](https://www.ontario.ca/page/preparing-and-reviewing-terms-reference-environmental-assessments-ontario)

# **Attachment 3**

## **List of Consultants**

*Walker South Landfill Phase 2 Environmental Assessment Technical Discipline Consultants*

<b>Discipline</b>	<b>Consultant</b>	<b>Contact(s)</b>
Agriculture	Colville Consulting Inc	Sean Colville
Atmosphere (air quality and noise)	RWDI	Anthony Vanderheyden
Archaeology	ARA	Mike McCready
Cultural Heritage	MHBC	Nicholas Bogaert
Design & Operations	WSP	Frank Barone
Ecology	GHD	Laura Lawlor
Economic	Avaanz	Angus Keir
Land Use	MHBC	Debra Walker, Tomas Glancy
Surface and ground water	WSP	Greg Siiskonen, Kevin MacKenzie
Social	SLR	Tomasz Wlodarczyk
Traffic	TYLin	Michael Dowdall

**Regional Municipality of Niagara  
Meeting – 2024.02.09**



February 20, 2024

<b>Subject/Client:</b>	Walker South Landfill Phase 2 EA Niagara GRT Meeting #2	<b>Ref. No.</b>	12567140
<b>From:</b>	Erika Brown	<b>Tel:</b>	416 866-2351
<b>Venue/Date/Time:</b>	Walker Environmental Group Building, 2800 Thorold Townline Road, Niagara Falls, February 9, 2024, 10:00 – 11:00am		

### Attendees

#### Niagara Region

- Sean Norman, Senior Planner
- Erik Acs, Manager, Community Planning
- Angela Stea, Director, Corporate Strategy and Community Sustainability

#### Walker

- Darren Fry, Project Director
- Mike Deprez, VP, Waste Services and Business Development
- Elizabeth Duguay, Planning & Community Engagement Lead

#### GHD

- Blair Shoniker, Project Director & Strategic Advisor

### Topics Discussed

1. Key Meeting Objectives
2. Dec 23' Meeting Follow-ups
3. Consultation & Engagement Update
4. Key Milestones & Review Process
5. NPCA/Region Consultation
6. Next Steps

### Questions/ Comments (*Action items in italics*)

### Action

Walker reviewed action items from the December 18, 2023 meeting and provided responses. A summary of action items and responses can be found in Attachment 1 – Meeting Presentation.	None
Angela Stea, Eric Acs, and Sean Norman will be the primary contacts from Niagara Region for the EA.	None
Question raised regarding who attended Open House #1 on December 14, 2023. – Walker responded that the Open House was primarily attended by near neighbours (i.e., within 500 metres of the proposed Phase 2 site); specifically, residents from Garner Rd.	None
<i>Walker/GHD to prepare an approvals sequence track for the project outlining timing of provincial and local planning approvals.</i>	Walker/GHD
Clarification requested regarding “GRT”.	GHD

<b>Questions/ Comments</b> ( <i>Action items in italics</i> )	<b>Action</b>
<ul style="list-style-type: none"> <li>– “GRT” stands for Government Review Team</li> <li>– GRT is a defined term/list of government ministries and agencies (federal, provincial, municipal, etc.) in the Terms of Reference Code of Practice</li> <li>– The MECP provides the proponent with a GRT list</li> <li>– Niagara Region is part of the GRT</li> </ul> <p><i>GHD to provide Niagara Region with a PDF copy of the ToR Code of Practice.</i></p> <p><i>Post-meeting note: The MECP Code of Practice for Preparing and Reviewing Terms of Reference for Environmental Assessment in Ontario is available at the following link and has been attached to this summary.</i></p> <p><b>Code of Practice: Terms of Reference</b></p>	
<p>Niagara Region representatives asked Walker which municipalities have and will be engaged.</p> <ul style="list-style-type: none"> <li>– Walker responded that to date, they have engaged with the City of Niagara Falls, the Town of Niagara-on-the-Lake, and the City of St. Catharines</li> <li>– Walker intends to schedule another meeting with the City of Niagara Falls and an initial meeting with the City of Thorold</li> </ul>	None
<p>Walker shared plans to release the Draft ToR on March 7, 2024.</p>	None
<p>Walker suggested it would be supportive of area municipalities undertaking a coordinated approach to the review of EA documents (i.e., Niagara Region, Niagara Falls, NOTL, St. Catharines, and Thorold). Walker would be happy to facilitate a joint meeting during/after comment submission to ensure open communications and efficiency.</p> <p><i>Niagara Region to consider facilitating coordinated review of documents during ToR step and future EA Report.</i></p>	Niagara Region
<p><i>Walker to review Niagara Region/area municipalities' sustainability objectives and identify opportunities to incorporate them into the project.</i></p>	Walker

- Attachments: Meeting Presentation  
Code of Practice – Preparing and Reviewing Terms of Reference for Environmental Assessment in Ontario (*provided under separate cover*)
-



# **Attachments**

# **Attachment 1**

**Meeting Presentation**

# **South Landfill Phase 2**

## **Environmental Assessment**

Niagara Region Meeting #2

February 9<sup>th</sup>, 2024



# Agenda

- Key Meeting Objectives
- Dec 23' Meeting Follow-ups
- Consultation & Engagement Update
- Key Milestones & Review Process
- NPCA/Region Consultation
- Next Steps



# Key Meeting Objectives

- Follow up on questions raised during Dec 18<sup>th</sup>, 2023 meeting
- Review proposed project timelines
- Discuss framework for ToR Municipal review process
- Discuss NPCA consultation
- Establish next steps



# Action Items

## December 18<sup>th</sup>, 2023 Meeting

Item	Response
Walker to provide summary of comments from Open House #1.	Complete. Darren Fry, Project Director, sent summary of feedback via email on 2024-01-26.
Walker/GHD to set out a timeline/review process to assist the Region to better understand when their involvement occurs and when documents need to be reviewed.	To be discussed in this meeting.
Walker to review South Landfill Phase 1 (SLF PH1) approvals process and how the project moved into local approvals.	File review in progress. South Landfill Phase 1 Approvals Sequence was: <ul style="list-style-type: none"><li>• EA Approval required before any EPA or Local Planning Approvals</li><li>• Certificate of Approval (EPA) could only be issued once all Planning Act Amendments were in place</li><li>• SLF PH1 required an Official Plan &amp; Zoning By-law Amendments</li><li>• Amendments to Regional &amp; City planning documents were required to permit private landfill use</li></ul>
Walker to investigate whether SLF PH1 went through Site Plan Approval.	Related to above item.
Walker to confirm whether the tunnel expansion will occur within NEC lands.	Item in progress. <ul style="list-style-type: none"><li>• Conceptual design stage</li><li>• New tunnel may be partially within NEC lands</li><li>• Walker will engage NEC</li></ul>



# Consultation & Engagement Update

- Meetings held with GRT, Municipalities, neighbours & interested parties
- Indigenous engagement in progress – developing community-specific consultation & engagement plans
- Feedback is being considered as Draft ToR is developed
- Proposing Community Liaison Community as part of consultation plan



# Timelines & Process

## Terms of Reference – Targeted Dates

- **Draft ToR Release** – March 7th
- **Draft ToR Comment Period** – March 7th to April 21st
- **Final ToR Submission** – May 31st
- **MECP Review Process**





# Timelines & Process

## Terms of Reference – Municipal Review

*The ToR serves as the roadmap for what will be studied in the EA & outlines public consultation that will take place (i.e., the “table of contents”).*

- ~50-page document – copy of South Landfill Phase 1 ToR for reference
- Intended to set the scope for the EA
- 45-day review period (vs prescribed 30 days)
- Coordinated review opportunity with other municipalities



# NPCA/Region Consultation

- Under Bill 23, CAs no longer provide municipal programs or services related to reviewing & commenting on proposals/applications made under the *Environmental Assessment Act*
- NPCA's review & permitting authority would therefore be limited to flooding & erosion hazard mitigation under O. Reg 155/06
- SLF PH2 study area is within NPCA's regulated lands – specifically, Ten Mile Creek & its tributaries



# Next Steps

- Draft ToR Release on March 7<sup>th</sup>
- Looking to schedule meetings with following departments at the Region:
  - Wastewater Management
  - Transportation
  - Sustainability
  - Economic Development



# **Attachment 2**

**Code of Practice – Preparing and  
Reviewing Terms of Reference for  
Environmental Assessment in Ontario  
*(provided under separate cover)***

# **City of Niagara Falls Meetings**

**City of Niagara Falls  
Meeting – 2023.12.18**



January 25, 2024

<b>Subject/Client:</b>	Walker South Landfill Phase 2 EA Niagara GRT Meeting #1	<b>Ref. No.</b>	12567140
<b>From:</b>	Erika Brown	<b>Tel:</b>	416 866-2351
<b>Venue/Date/Time:</b>	Niagara Region HQ, 1815 Sir Isaac Brock Way, Thorold December 18, 2023, 1:00-3:00pm		

### Attendees

#### Niagara Region

- Sean Norman, Senior Planner
- Erik Acs, Manager, Community Planning
- Emil Prpic, Manager, Recycling & Waste Disposal
- Catherine Habermehl, Director, Waste Management Services (Virtual)
- Sherri Tait, Acting Associate Director, Collection & Diversion Operations

#### City of Niagara Falls

- Andrew Bryce, Director of Planning

#### Walker

- Darren Fry, Project Director
- Elizabeth Duguay, Planning & Community Engagement Lead
- Chris Breen, Vice President, Government and Community Relations

#### GHD

- Blair Shoniker, Project Director & Strategic Advisor

### Topics Discussed

1. Introductions
2. Meeting Objectives
3. Overview of Walker & Proposed Project – South Landfill Phase 2
4. Environmental Assessment & Approvals Process
5. Municipal Land Use
6. Role of the Government Review Team
7. Draft Terms of Reference & Supporting Document
8. Schedule & Next Steps
  - A GRT meeting will be scheduled prior to release of the working draft Terms of Reference (winter 2024)

### Questions/ Comments (*Action items in italics*)

### Action

Andrew Bryce asked Walker about project messaging and how to communicate with the public. <ul style="list-style-type: none"> <li>- Specifically, clear messaging will be provided with respect to the process, the site, and the incoming waste (volume, types, sources, etc).</li> </ul>	
Does Walker have a "North Landfill"?	

Questions/ Comments ( <i>Action items in italics</i> )	Action
<ul style="list-style-type: none"> <li>- No, but Walker does have an East Landfill that was rehabilitated into agricultural land. The agricultural end use was determined through community engagement.</li> </ul>	
<p>Chris Breen signalled that this project represents the development of the next phase of the South Landfill or a continuation or extension of the existing operation.</p>	
<p>Erik Acs asked for clarity around entrance of the existing South Landfill Phase 1.</p> <ul style="list-style-type: none"> <li>- Walker indicated that the location of the existing South Landfill resulted from public feedback during the first EA.</li> </ul>	
<p>How do Phase 1 and Phase 2 align?</p> <ul style="list-style-type: none"> <li>- Walker expressed that the objective is to seamlessly transition from Phase 1 to Phase 2 so that critical waste management services for the community are not interrupted. However, approval and construction timelines may vary.</li> </ul>	
<p>Question regarding limit on landfill height.</p> <ul style="list-style-type: none"> <li>- Walker referred to O. Reg. 232 which sets limits on landfill height and communicated that height will be addressed in visual impact studies and will likely be a lower elevation than Phase 1.</li> </ul>	
<p>Catherine Habermebl inquired about the turnout at Walker's first Open House on December 14.</p> <ul style="list-style-type: none"> <li>- Feedback provided by Walker was that dialogue was rational, mostly attended by near neighbours, the community is familiar with Walker.</li> <li>- <i>Walker to provide summary of comments from the Open House.</i></li> </ul>	Walker
<p>Several questions regarding the sequencing of approvals and when planning approvals commence.</p> <ul style="list-style-type: none"> <li>- <i>Walker to review South Landfill Phase 1 approvals process and how the project moved into local approvals.</i></li> </ul>	Walker
<p><i>Walker/GHD to set out a timeline/review process to assist the Region to better understand when their involvement occurs and when documents need to be reviewed.</i></p>	Walker/GHD
<p>Question regarding the Public Info Session callouts on the EA process timeline and whether these are prescribed, or proponent driven.</p> <ul style="list-style-type: none"> <li>- Walker communicated that there is a chapter in the ToR that will speak to the consultation plan. EA is a proponent driven process with MECP guidelines on consultation. Walker will exceed the minimum requirement and commit to a consultation plan in the ToR.</li> </ul>	
<p>Question raised if Walker has engaged and will consult with HDI.</p> <ul style="list-style-type: none"> <li>- Walker indicated that HDI has been notified of the launch and that a meeting will be arranged in the New Year.</li> </ul>	
<p>Question regarding peer review, with reference to Uppers.</p> <ul style="list-style-type: none"> <li>- The provincial GRT is responsible for review and the municipal GRT is not expected to duplicate the effort.</li> <li>- Uppers Quarry is in the final licensing approval stage. South Landfill Phase 2 is the initial EA stage (planning process) with the final licensing approval stage to come after the EA (EPA approvals).</li> </ul>	
<p>Questions regarding the role and responsibilities of the Region throughout the EA process.</p> <ul style="list-style-type: none"> <li>- Blair Shoniker noted that MECP is a great resource for the Region/municipalities and can provide guidance.</li> <li>- Municipalities typically comment on traffic, land use, economic, and cultural heritage.</li> </ul>	



Questions/ Comments ( <i>Action items in italics</i> )	Action
<p><i>Walker to look into Bill 23 and EA responsibilities for Conservation Authorities</i></p> <p><i>Post meeting note:</i></p> <ul style="list-style-type: none"> <li>– <i>Bill 23 has limited the services CAs can provide municipalities and charge for. These services now exclude reviewing and commenting on a proposal, application or other matter made under a “prescribed Act” (EA Act and Planning Act, among others).</i></li> <li>– <i>As a result, NPCA’s role would be limited to review and approval (if permit is required) under Ontario Regulation 155/06. Further, that review would be focused on flooding and erosion because of Bill 23 changes that limit the range of factors CAs can consider.</i></li> <li>– <i>The Terrestrial and Aquatic Environment Work Plan includes the following regarding NPCA: Ten Mile Creek and its tributaries are regulated under NPCA Ontario Regulation 155/06 for the Development, Interference with Wetlands and Alterations to Shorelines and Watercourses. The Study Area is within the NPCA regulated area. Under the legislative changes associated with Bill 23, NPCA’s review and permitting authority will be focused on flooding and erosion hazard mitigation. A permit from NPCA may be required.</i></li> </ul>	Walker/GHD
<p><i>Walker to circulate Code of Practice – Preparing &amp; Reviewing EAs in ON to the Region/Niagara Falls.</i></p>	Walker/GHD
<p>Andrew Bryce asked whether the South Landfill went through Site Plan Approval.</p> <ul style="list-style-type: none"> <li>– <i>Walker will investigate this.</i></li> </ul>	Walker/GHD
<p>Question regarding NEC and whether they will be involved in the EA process.</p> <ul style="list-style-type: none"> <li>– Walker has engaged the NEC.</li> <li>– <i>Walker to look into the portion of lands within NEC boundaries and whether tunnel expansion will occur within regulated lands.</i></li> </ul>	Walker/GHD
<p>Andrew Bryce mentioned the new secondary plan occurring in Niagara Falls.</p> <ul style="list-style-type: none"> <li>– Land use compatibility will need to be considered.</li> <li>– <i>Walker to share list of consultants providing technical services.</i></li> </ul>	Walker/GHD
<p>Andrew Bryce noted that the public has been contacting Niagara Falls council regarding Phase 2.</p>	
<p>Walker signaled that a Community Liaison Committee will be created for this project during the EA stage when technical studies are being prepared/reviewed.</p>	

- Attachments: Meeting Presentation  
Code of Practice – Preparing and Reviewing Environmental Assessments in Ontario  
List of consultants providing technical services

# Attachments

# **Attachment 1**

**Walker South Landfill Phase 2**

**Niagara GRT Meeting 1**



→ December 19 & 20, 2023

**Walker South Landfill Phase 2 EA  
GRT Meeting #1  
Terms of Reference**

**Welcome**

# Agenda

- **Introductions**
- **Meeting Objectives**
- **Overview of Walker & Proposed Project – South Landfill Phase 2**
- **Environmental Assessment & Approvals Process**
- **Municipal Land Use**
- **Role of the Government Review Team**
- **Draft Terms of Reference & Supporting Document**
- **Schedule & Next Steps**

# Introductions

# Introductions

## **Proponent:** Walker Environmental Group Inc. (Walker)

- Project Director: Darren Fry
- VP, Government & Community Relations: Chris Breen
- Planning & Community Engagement Lead: Elizabeth Duguay
- Project Support Specialist: Leticia Koole

## **Primary Consultant:** GHD

- Project Advisor: Blair Shoniker
- Project Manager: Erika Brown
- Project Coordinator: Janet Oswald

# Meeting Objectives



# Meeting Objectives

- Introduce Walker and the services they provide for the Niagara community
- Describe the South Landfill Phase 2 Project
- Provide an overview of the approvals process
- Outline the role of the Government Review Team

# Overview of Walker

# South Landfill Phase 2

## Environmental Assessment



# Walker Overview

Building a sustainable future, **together.**



## Part of the Niagara Community for 136+ Years

- Fifth-generation, Niagara based family-owned company
- 1,200+ employees



## Innovative Campus

- Integrated Resource Management Campus
- Safely managed Niagara's waste for over 40 years



## Committed to Resource Recovery

- Recover & repurpose landfill-bound waste into sustainable materials & products



# Walker's Resource Management Campus



## More than a landfill

A dynamic operation that efficiently manages waste and sustainably recovers resources.

### Campus Operations Include:

- A** Residential Drop-off
- B** Niagara Compost Facility
- C** Resource Recovery Area
- D** N-Viro® Biosolids Facility
- E** Agricultural Rehabilitation
- F** Landfill Gas to Energy Facility
- G** Aggregates Recycling & Processing Area
- H** South Landfill



# Project Overview

Planning for long-term waste disposal capacity is increasingly important.

Despite recycling and green bin composting efforts, landfill space is still needed for non-recyclable materials.

## Phase 2 Development of the South Landfill

- State-of-the-art engineered landfill
- Designed with exceptional safety & environmental controls
- Accepts solid non-hazardous waste only
- Located immediately east of the current landfill operations
- Existing waste management infrastructure, such as the site entrance will not change



# Project Location

## Key Facility Information



1.1 million tonnes of waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~ 500 jobs supported



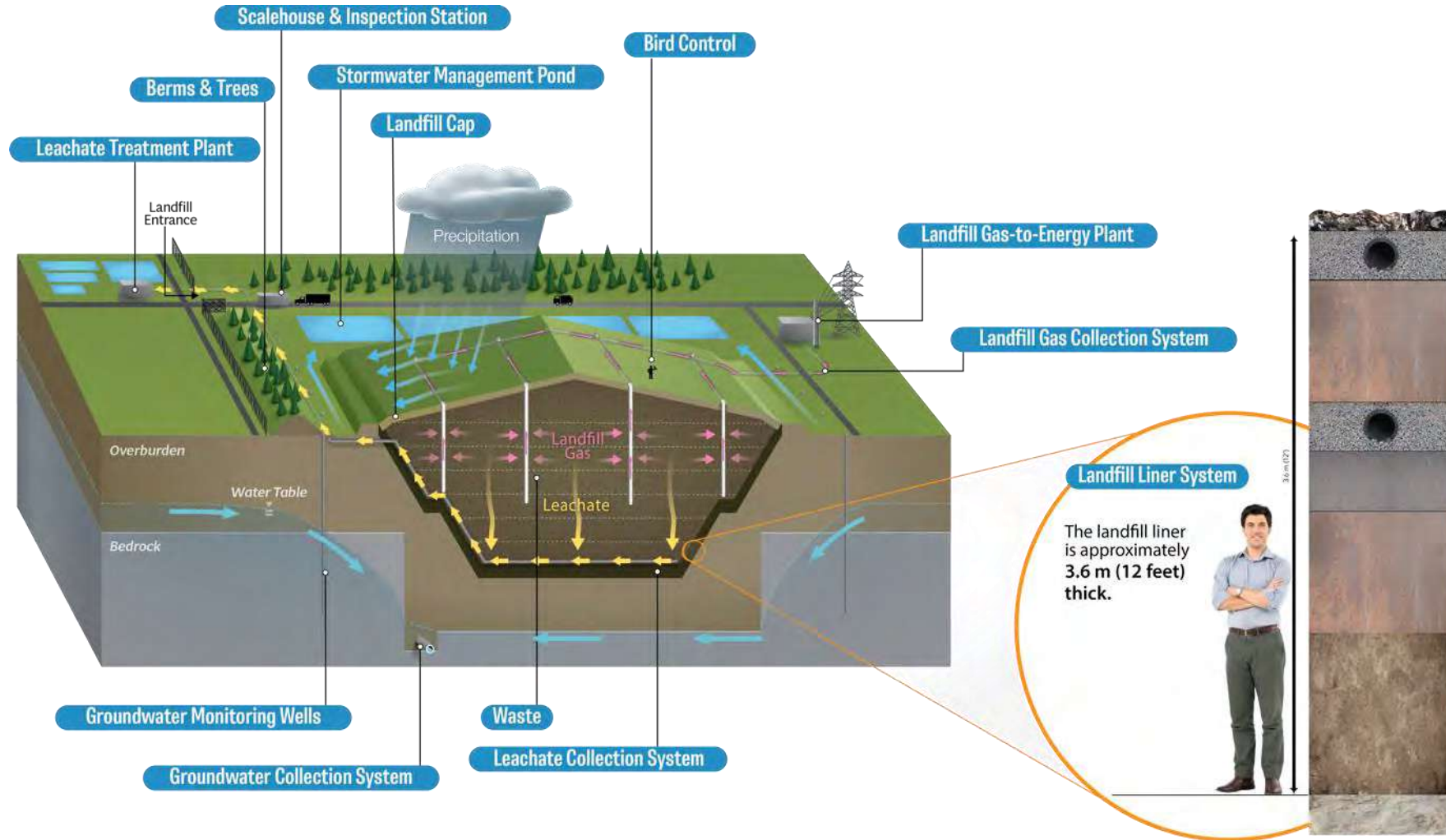
Renewable energy to power the equivalent of 10,000 homes



# Designed & Operated to the highest standard

## Key Features

- 12-foot multi-layer liner
- Leachate collection & treatment system
- Landfill gas collection system
- 0.75 m thick final landfill cap





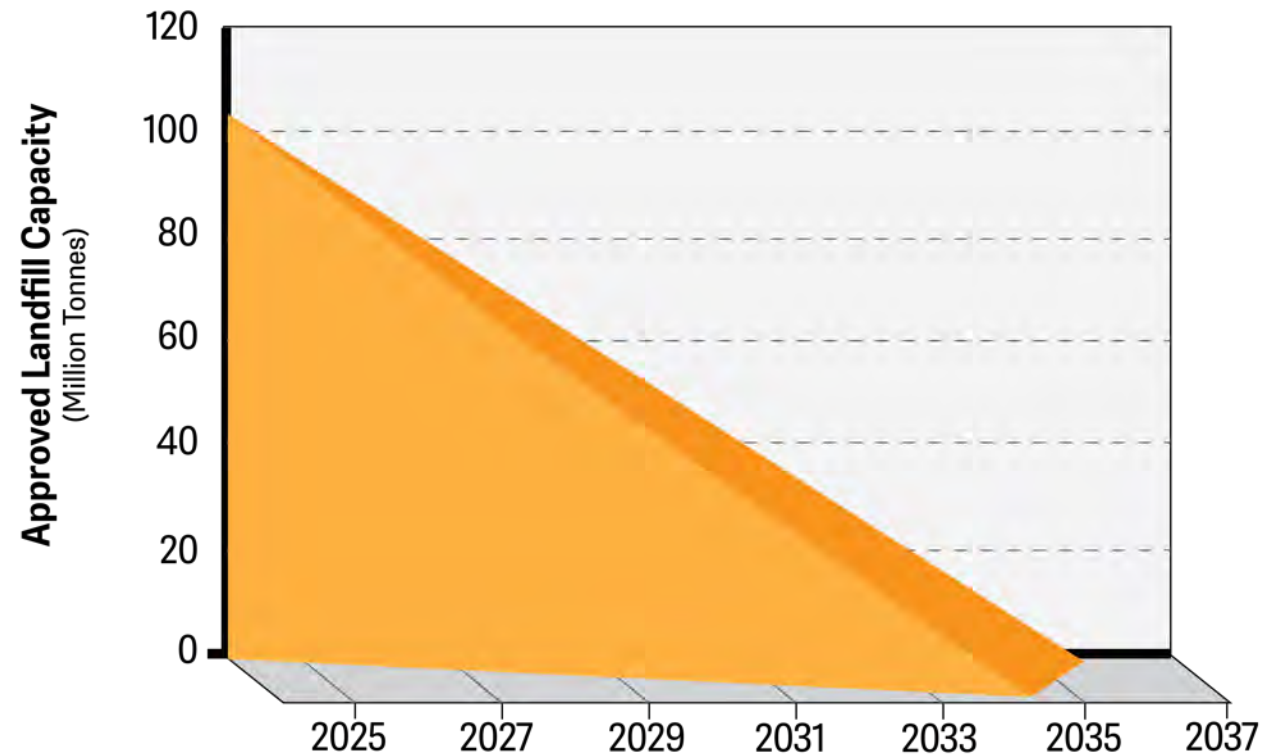
# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Ontario is expected to run out of landfill capacity by 2035

- Existing landfills are quickly filling up
- Population & waste generation are increasing
- It takes up to 10 years to develop new landfill capacity

ONTARIO'S REMAINING LANDFILL CAPACITY



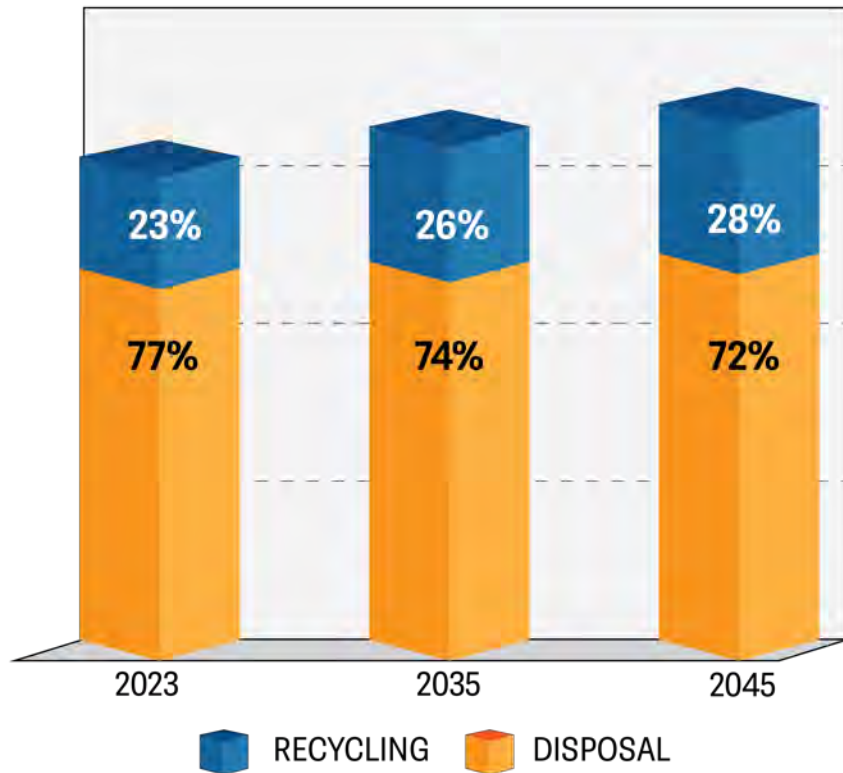
<https://www.owma.org/articles/2019-owma-landfill-report>



# Niagara's Waste Disposal Solution

South Landfill Phase 2

## ONTARIO'S RECYCLING & DISPOSAL RATES



<https://www.amo.on.ca/policy/land-use-planning-resources-and-climate-change/amos-baseline-waste-and-recycling-report-and>

**Despite recycling efforts, there will still be materials requiring safe disposal**

- Even with increased recycling and Green Bin composting, landfills are still needed to safely manage residual waste

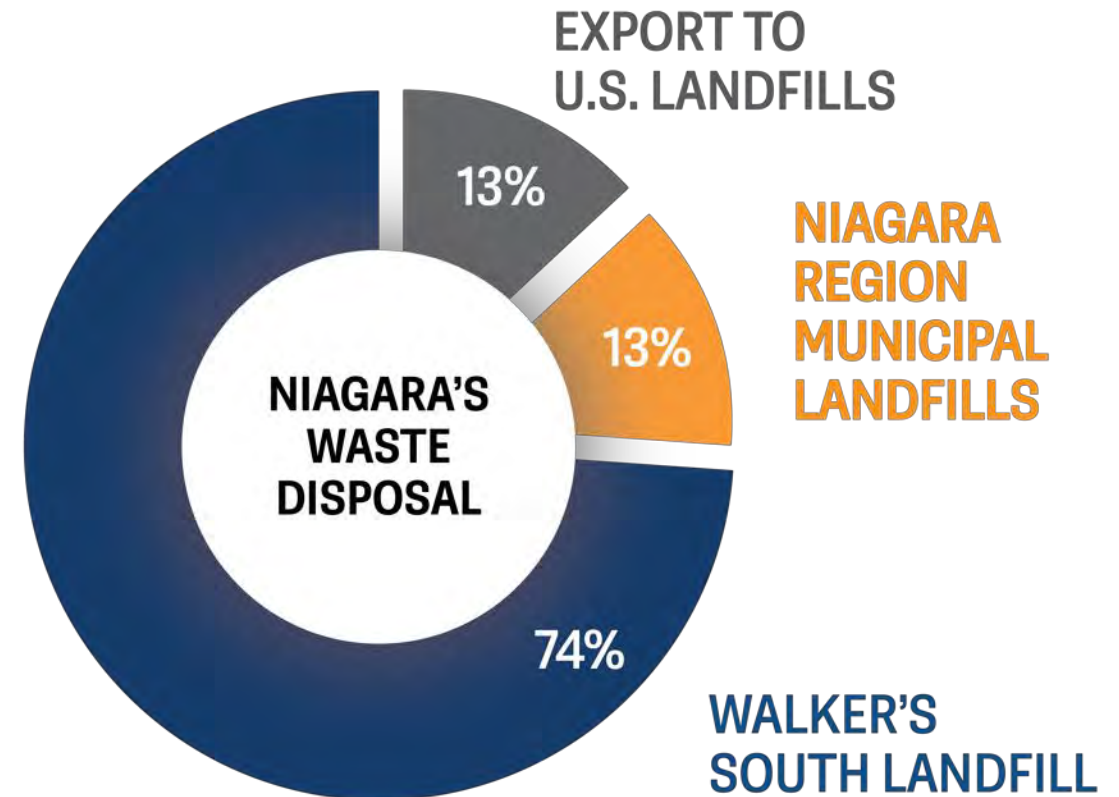


# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Niagara is no exception, additional disposal capacity is needed

- Over 2/3 of Niagara's waste is currently managed at the South Landfill, which is expected to reach capacity by 2030



\* Based on historical recycling trends



# Supporting Niagara for over 136 years



## Jobs & Employment

Supporting ~500 jobs in Niagara through our current waste management & resource recovery operations



## Community Giving

Donations & giving totalling over \$1.4 million annually to charities, community groups, and infrastructure



## Volunteering

Providing employees 2 paid volunteer days per year to support local community initiatives



## Awareness & Education

Supporting educational activities by participating in community events, giving tours and presentations, and through partnerships



# **Environmental Assessment Process**

# Landfill Approvals Process Overview

## **Environmental Assessment Act**

- Impact Assessment (Landfills required a Comprehensive EA vs Streamlined EA)
- Planning level instrument & detail
- Approved by Minister/Cabinet

## **Environmental Protection Act (EPA)**

- Environmental Compliance Approvals (ECA)
- Other Acts – OWRA (Water), ARA (Quarry)
- Approved by Directors

## **Local Approvals (Official Plan, etc.)**

- Official Plan Amendment
- Site Plan Approval, Road Entrance Permits
- Approved by Municipal Council

# Environmental Assessment

## A Two-Step Planning & Decision-Making Process

### Step 1

#### Terms of Reference (ToR)

- Serves as a roadmap for what will be studied in the EA & outlines the public consultation that will take place

### Step 2

#### Environmental Assessment (EA)

- Scientific studies identifying the effects of the project & proposed mitigation measures



# Need & Rationale

- Through its Business Case, Walker has identified the Need for continuing to operate the South Landfill at its Niagara Campus
- As a private sector Proponent with a current facility, there are a limited number of ways of approaching or dealing with the opportunity to increase residual waste disposal capacity
- Most reasonable way of approaching this opportunity is to increase capacity at the existing, permitted, and operational facility



# Alternatives To the Undertaking

- Do nothing
  - Does not satisfy the established need
- **Expand landfill capacity at Walker's Niagara Campus**
- Establish a new landfill elsewhere
  - Significant barriers
- Other (Export Waste, Thermal, etc.)
  - Not feasible for Walker as a private sector proponent

# Alternative Methods

- Describes the different ways of doing/ achieving the same activity
- Satisfies the Environmental Assessment (EA) Act requirement for a Proponent to identify and evaluate a reasonable range of alternatives
- Includes alternative site configurations to be evaluated in the EA
- Requires a comparative evaluation to be conducted

## The ToR will:

- Set the framework for the type of Alternative Methods to be evaluated in the EA phase (i.e., alternative site configurations).
- Set the evaluation criteria and methodology that will be utilized to assess and compare the Alternative Methods within the EA phase to satisfy the EA Act requirements to “*evaluate the advantages and disadvantages to the environment of the Alternative Methods of carrying out the undertaking*”

# Technical Studies to be Completed in the EA

- As part of the EA, numerous scientific studies will take place to
- Ensures Phase 2 will be protective of the environment while continuing to provide the community with safe and reliable waste disposal services



**Agriculture**



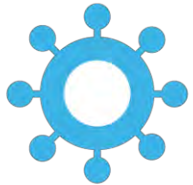
**Air Quality**



**Archaeology**



**Cultural Heritage**



**Cumulative Effects**



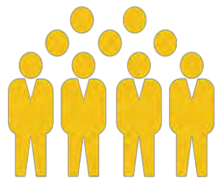
**Ecology**



**Economic**



**Noise**



**Social**



**Surface Water &  
Groundwater**



**Traffic**



**Visual**

# Consultation

## Stakeholder Consultation:



- Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments and questions.
- Consultation opportunities are planned throughout the EA and will be advertised in local newspapers on the project website, by direct mail and/or email.

# Consultation

## Proposed Plan For Consulting During the EA

### Proposed Consultation Methods



#### Website

A dedicated project website is available online.

[southlandfillphase2.com](http://southlandfillphase2.com)



#### Email

A dedicated project email has been created.

[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)



#### Phone

A toll-free phone line for questions related to the EA is available.

**1-866-699-9425**



#### Events

Public information sessions, open houses and stakeholder meetings.

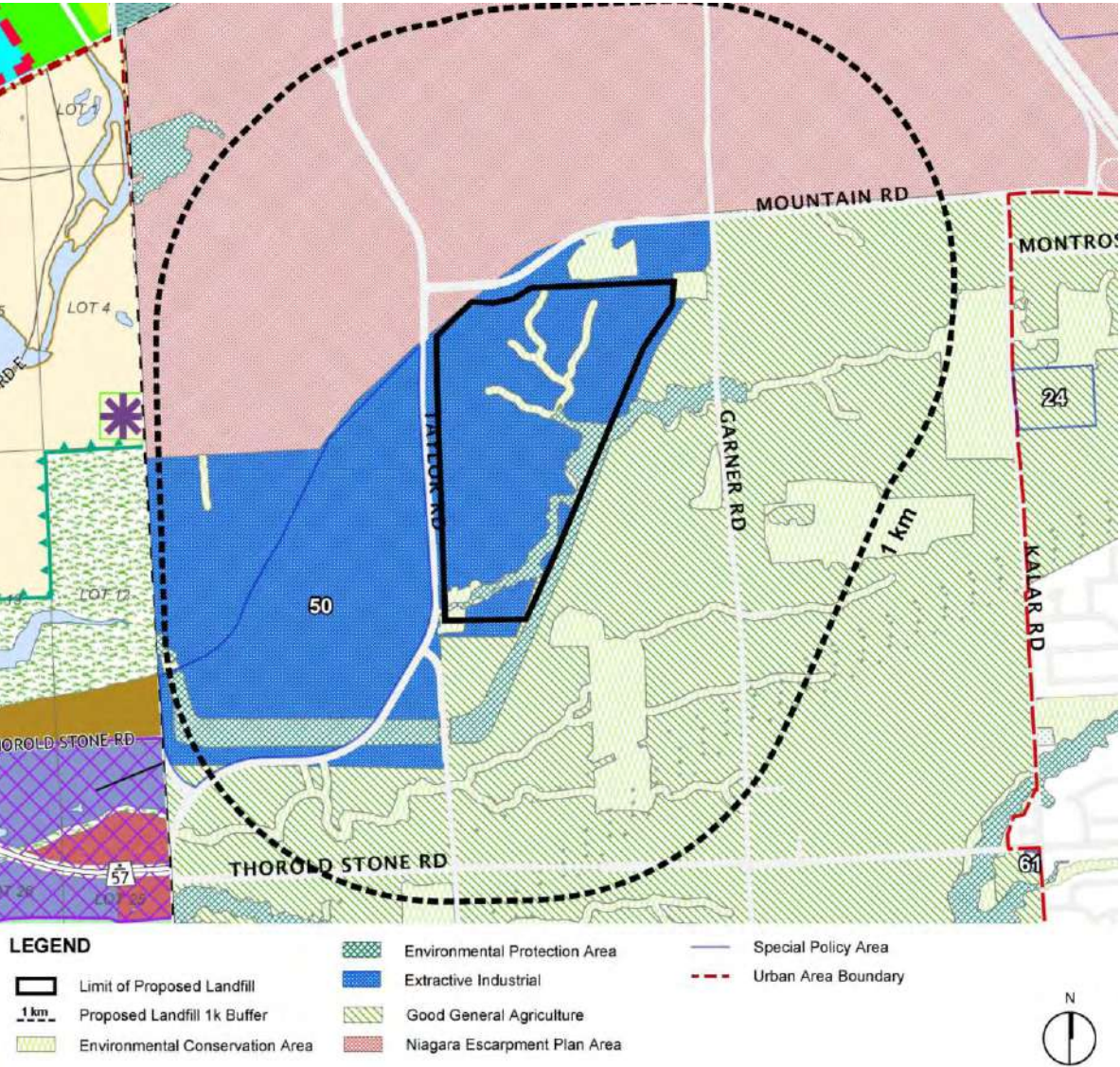
# Consultation

## Public Open House #1

- Held last Thursday (December 14<sup>th</sup>, 2023), 4:00-8:00pm
- Approximately 45 attendees
- Key issues raised:
  - Length of process
  - End use of quarry
  - Noise
  - Property value protection
  - Litter
  - Dust
  - Odour
  - Visual
  - Traffic
  - Location (proximity)
  - Community benefit
  - Consultation

# **Municipal Land Use**

# Niagara Region



## Current land use designation

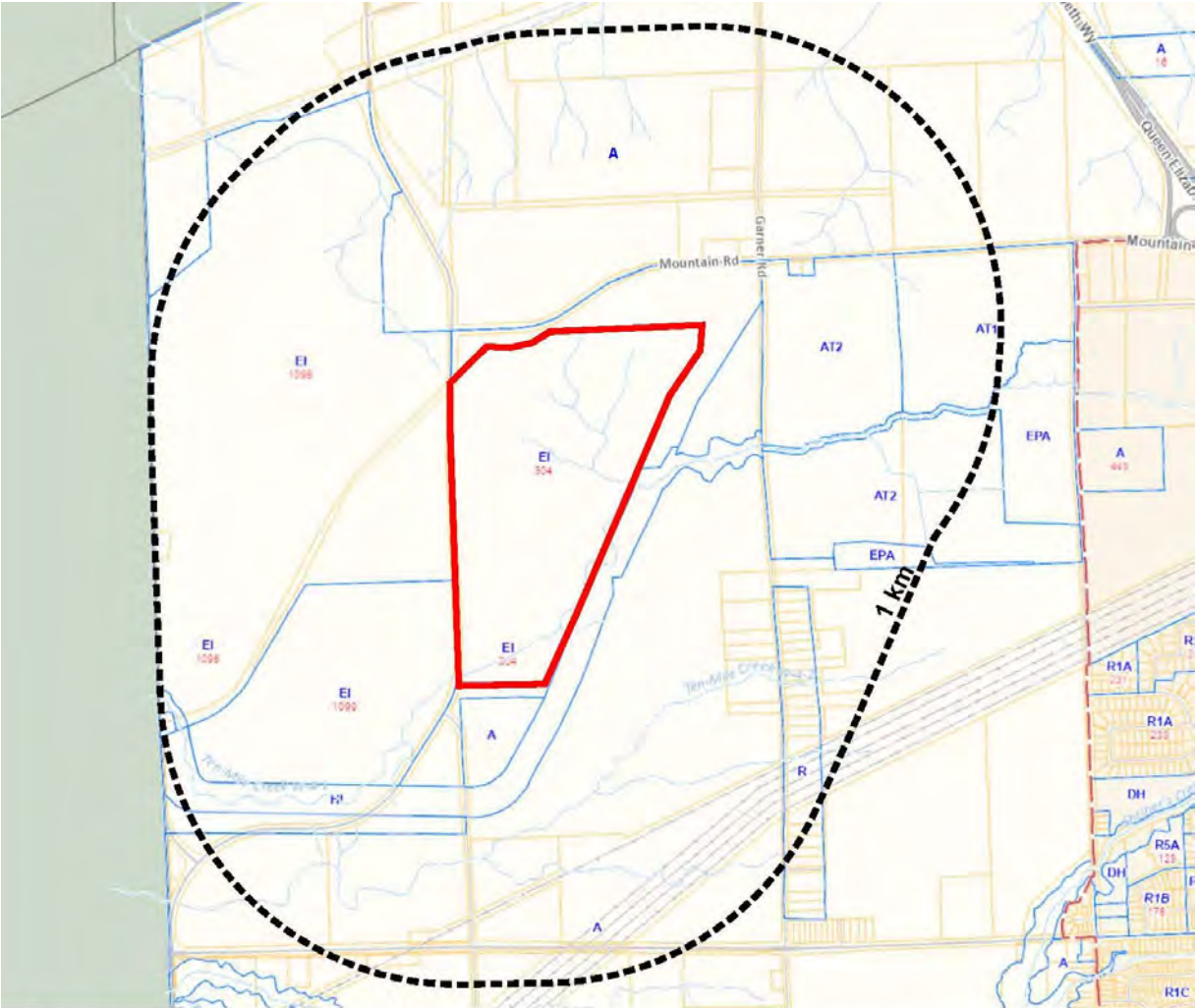
- Schedule H of the NROP identifies the subject lands as a Licenced Aggregate Operation in line with the existing use of the site
- An Official Plan Amendment will be required to permit waste disposal within the Extractive Industrial designation at the site

## Surrounding land use designations

- The Proposed Landfill lands are shown to be situated outside of identified urban and growth areas
- Narrow sections along the eastern boundary of the Proposed Landfill lands are shown to be part of the Natural Environment System (Schedule C1 and C2)



# City of Niagara Falls



**LEGEND**

Limit of Proposed Landfill	AT Agri-Tourism Zone	R4 Residential Low Density Grouped Multiple Dwelling Zone
Proposed Landfill 1k Buffer	R Rural Zone	R5A Residential Apartment Zone
Extractive Industrial Zone	R1A Residential 1A Density Zone	DH Development Holding Zone
Agricultural Zone	R1B Residential 1B Density Zone	EPA Environmental Protection Area Zone
	R1C Residential 1C Density Zone	
	R1D Residential 1D Density Zone	

- The Proposed Landfill lands are primarily designated as Extractive Industrial in the NFOP
- With areas designated as Environmental Conservation Area and Environmental Protection Area along the eastern portion of the site

- The Proposed Landfill lands are zoned as Extractive Industrial Zone
- A Zoning By-law Amendment to permit a waste disposal site, landfill, will be required

# **Role of the Government Review Team**

# Role of the Government Review Team

- Provide information and guidance within mandated areas of responsibility
- Provide consistent advice throughout the decision-making process or relevant reasons if positions change
- Participate in the government review of the proposed Terms of Reference

# **Draft Terms of Reference & Supporting Document**

# Draft Terms of Reference & Supporting Document

## ToR & Appendices

- Rationale for Undertaking
- Alternatives To the Undertaking
- Preliminary description of the environment
- Proposed assessment and evaluation methodology
- Consultation

## Supporting Document

- Business Case: Need/Rationale and Alternatives To the Undertaking

# **Schedule & Next Steps**

# Next Steps

- We will be seeking input and comments on the Draft ToR once released (winter 2024)
- Follow-up meeting with GRT will be scheduled prior to the release of the Draft ToR
- Update and finalize the ToR based on comments received and issue for formal review (summer 2024)
- Contact Information:

**Darren Fry, Walker**

Email: [Dfry@walkerind.com](mailto:Dfry@walkerind.com)

Office: 1-866-699-9425

**Erika Brown, GHD**

Email: [Erika.Brown@GHD.com](mailto:Erika.Brown@GHD.com)

Office: 416 866 2351





**\* Thank You**



# **Attachment 2**

**Code of Practice - Preparing and Reviewing  
Environmental Assessments in Ontario**

# Preparing and Reviewing Terms of Reference for Environmental Assessments in Ontario

*\*\* This document can be found on the  
Ministry of the Environment,  
Conservation and Parks website \*\**

[https://www.ontario.ca/page/preparing-  
and-reviewing-terms-reference-  
environmental-assessments-ontario](https://www.ontario.ca/page/preparing-and-reviewing-terms-reference-environmental-assessments-ontario)

# **Attachment 3**

## **List of Consultants**

*Walker South Landfill Phase 2 Environmental Assessment Technical Discipline Consultants*

<b>Discipline</b>	<b>Consultant</b>	<b>Contact(s)</b>
Agriculture	Colville Consulting Inc	Sean Colville
Atmosphere (air quality and noise)	RWDI	Anthony Vanderheyden
Archaeology	ARA	Mike McCready
Cultural Heritage	MHBC	Nicholas Bogaert
Design & Operations	WSP	Frank Barone
Ecology	GHD	Laura Lawlor
Economic	Avaanz	Angus Keir
Land Use	MHBC	Debra Walker, Tomas Glancy
Surface and ground water	WSP	Greg Siiskonen, Kevin MacKenzie
Social	SLR	Tomasz Wlodarczyk
Traffic	TYLin	Michael Dowdall

**City of Niagara Falls  
Meeting – 2024.02.23**



February 26, 2024

<b>Subject/Client:</b>	Walker South Landfill Phase 2 EA City of Niagara Falls Meeting #2	<b>Ref. No.</b>	12567140
<b>From:</b>	Erika Brown	<b>Tel:</b>	416 866-2351
<b>Venue/Date/Time:</b>	Microsoft Teams February 23, 2024, 10:30 – 11:30am		

### Attendees

- City of Niagara Falls
- Andrew Bryce, Director of Planning

- Walker
- Darren Fry, Project Director
  - Elizabeth Duguay, Planning & Community Engagement Lead
  - Chris Breen, VP, Government and Community Relations

### Topics Discussed

1. Dec 23' Meeting Follow-ups
2. Consultation & Engagement Update
3. Key Milestones & Review Process

### Questions/ Comments (*Action items in italics*)

### Action

<i>Walker to send Andrew Bryce Open House #1 summary document.</i>	Walker
Clarification sought on timing of local planning approvals for South Landfill Phase 2 project.  Walker indicated that the first step in the South Landfill Phase 2 planning and approval process is the Environmental Assessment (EA). Once an EA is approved, Walker will then prepare and submit the necessary applications under the Environmental Protection Act and Local Planning Approvals such as Official Plan Amendment and By-law Amendments, as required. Local planning approval applications are not expected to occur for several more years (after the EA has been completed and approved).	None
Question raised regarding whether South Landfill Phase 1 required Site Plan Approval.  Walker stated that a Site Plan Approval was not required for Phase 1 of the South Landfill.	None
Walker communicated a March 7, 2024 Draft ToR release date with a 45-day comment period and asked for confirmation as to whether this review period is sufficient for the City of Niagara Falls.  Andrew Bryce indicated that staff report/update may need to go to council and that this would occur late April 2024.	None
Andrew Bryce inquired about tonnage royalties which are typically considered to offset any increased costs born to a local municipality such as additional maintenance for roads. How/when do discussions of this nature occur related to Phase 2.  Walker confirmed that the existing phase of the South Landfill (Phase 1) does currently have a Host Community Fee in place and that Phase 2 will follow suit. Walker stated that tonnage fee	None

<b>Questions/ Comments</b> ( <i>Action items in italics</i> )	<b>Action</b>
discussions typically occur at a later stage in the process, once the project has been more defined, impacts have been assessed, and the studies have concluded.	
<p>Andrew Bryce made reference to the City of Niagara Falls' commencement of the Northwest Secondary Plan which is considering the existing quarry and landfill at Walker's Campus and that South Landfill Phase 2 will need to consider the Secondary Plan as part of its EA.</p> <p>Walker indicated that this Secondary Plan area will be considered as part of the land use studies within the EA.</p> <p><i>Walker to schedule a meeting with Chris Millar, Senior Project Manager, Secondary Plans at the City of Niagara Falls to further discuss.</i></p>	Walker
<p>Walker inquired about who to send the Draft ToR to once released.</p> <p><i>Andrew Bryce requested that the document be sent to the City Clerk and to be copied on this correspondence.</i></p>	Walker

- Attachments: Meeting Presentation  
South Landfill Phase 2 Open House #1 Summary

# **South Landfill Phase 2**

## **Environmental Assessment**

City of Niagara Falls Meeting #2

February 23, 2024





# Agenda

- Key Meeting Objectives
- Dec 23' Meeting Follow-ups
- Consultation & Engagement Update
- Key Milestones & Review Process
- Next Steps



# Key Meeting Objectives

- Follow up on questions raised during Dec 18<sup>th</sup>, 2023 meeting
- Review proposed project timelines
- Discuss framework for ToR Municipal review process
- Establish next steps



# Action Items

## December 18<sup>th</sup>, 2023 Meeting

Item	Response
Walker to provide summary of comments from Open House #1.	Complete. Darren Fry, Project Director, sent summary of feedback via email on 2024-01-26.
Walker/GHD to set out a timeline/review process to assist the municipalities to better understand when their involvement occurs and when documents need to be reviewed.	To be discussed in this meeting.
Walker to review South Landfill Phase 1 (SLF PH1) approvals process and how the project moved into local approvals.	File review in progress. South Landfill Phase 1 Approvals Sequence was: <ul style="list-style-type: none"><li>• EA Approval required before any EPA or Local Planning Approvals</li><li>• Certificate of Approval (EPA) could only be issued once all Planning Act Amendments were in place</li><li>• SLF PH1 required an Official Plan &amp; Zoning By-law Amendments</li><li>• Amendments to Regional &amp; City planning documents were required to permit private landfill use</li></ul>
Walker to investigate whether SLF PH1 went through Site Plan Approval.	Related to above item.
Walker to confirm whether the tunnel expansion will occur within NEC lands.	Item in progress. <ul style="list-style-type: none"><li>• Conceptual design stage</li><li>• New tunnel may be partially within NEC lands</li><li>• Walker will engage NEC</li></ul>



# Consultation & Engagement Update

- Meetings held with GRT, Municipalities, neighbours & interested parties
- Indigenous engagement in progress – developing community-specific consultation & engagement plans
- Feedback is being considered as Draft ToR is developed
- Proposing Community Liaison Community as part of consultation plan



# Timelines & Process

## Terms of Reference – Targeted Dates

- **Draft ToR Release** – March 7th
- **Draft ToR Comment Period** – March 7th to April 22nd
- **Final ToR Submission** – by May 31st
- **MECP Review Process**
- **City of Niagara Falls Review Process**



# Timelines & Process

## Terms of Reference – Municipal Review

*The ToR serves as the roadmap for what will be studied in the EA & outlines public consultation that will take place (i.e., the “table of contents”).*

- ~50-page document – copy of South Landfill Phase 1 ToR for reference
- Intended to set the scope for the EA
- 45-day review period (vs prescribed 30 days)
- Coordinated review opportunity with other municipalities



# Walker – South Landfill Phase 2 EA Open House #1 Summary

## Event Details

### In-Person Open House

- December 14, 2023 from 4 pm to 8 pm
- Club Italia, Niagara Falls (2 km from Site)

### Virtual (On-line) Open House

- December 15, 2023 to January 15, 2024

## Event Objectives

- Introduce the South Landfill Phase 2 project
- Inform stakeholders of the EA process, current status and next steps
- Gather feedback on proposed Phase 2 project
- Gather feedback on existing operations
- Raise awareness about Walker operations

## Open House Outcomes

- **45 attendees**, primarily near-neighbours (Garner Rd & NOTG)
- No elected officials
- No media attendance
- Sentient/temperature in the room was cordial, rationale, inquiring and engaged.

## Summary of South Landfill Phase 2 Feedback / Input

- Too early in the process to provide detailed feedback but thankful for info and will stay engaged.
- Project sounds good – waste disposal capacity is needed
- Proposed site is a good use of the former quarry
- Information presented in a way that was easily understood
- Question - what's in it for me as a near-neighbour who gets some impacts (i.e. odour, dust, noise)
- Not opposed to the project but want understand potential impacts
- Walker staff very friendly and knowledgeable
- Variety of concerns and want to ensure the technical studies will:
  - Birds (Seagulls), Ecology (Species at Risk), End use options of SLF Phase 1 & 2, Groundwater / Surface Water, Litter / Illegal dumping, Noise, Odour, Property vale impact & protection, Traffic, Southeast Quarry rehabilitation, Agricultural impacts Visual impact
- More information about Non-Niagara/Toronto waste receipt and how Niagara benefits from the project
- Naturalization of buffer lands, wildlife corridors and connectivity to Niagara escarpment ecosystem

# **Town of Niagara-on-the-Lake Meetings**



**Town of Niagara-on-the-Lake  
Meeting – 2024.02.01**

# Meeting Summary

---

**Meeting:** Town of Niagara-on-the-Lake – South Landfill Phase 2 EA Project / Process Introduction

**Date:** February 1, 2024

**Location:** Walker (2800 Thorold Townline Road, Niagara Falls, ON)

**Time:** 3:30 pm – 4:30 pm

**Attendees:**

**Town of Niagara-on-the-Lake**

- Kristen McCauley, Director, Community and Development Services
- Darren MacKenzie, Manager of Public Works

**Walker**

- Darren Fry, Project Director
- Mike Deprez, Vice President, Waste Services and Business Development

**GHD**

- Blair Shoniker, Senior Waste & Environmental Planner

**Meeting Materials:** SLF PH2 Presentation NOTL 2.1.2024.pptx

---

**Purpose of Meeting**

To provide the Town of Niagara-on-Lake an introduction of the South Landfill Phase 2 EA project and EA process.

**Summary of Discussion**

- Introductions / Project Team
- Project / Undertaking Overview
- Walker’s Resource Management Campus (Site Vicinity)
- EA Process / Timelines

# South Landfill Phase 2

## Environmental Assessment



# Agenda

- Introductions
- Walker Overview
- South Landfill Phase 2 Introduction
- Environmental Assessment & Approvals Process
- Community Engagement



# Introductions/Project Team



**Darren Fry**  
Project Director



**Elizabeth Duguay**  
Planning & Community  
Engagement Lead



**Leticia Koole**  
Project Support Specialist



**Kaitlynn Valeriano**  
Communications & Community  
Outreach Manager



# Walker Overview

Building a sustainable future, **together.**



## Part of the Niagara Community for 136+ Years

- Fifth-generation, Niagara based family-owned company
- 1,200+ employees



## Committed to Resource Recovery

- Provide solutions to minimize waste while safely managing what can't be reused or recycled.



## Niagara Resource Management Campus

- Integrated Resource & Waste Management
- Safely managed Niagara's waste for over 40 years



# Walker's Resource Management Campus



## Campus Operations

- A** Residential Drop-off
- B** Niagara Compost Facility
- C** Resource Recovery Area
- D** N-Viro<sup>®</sup> Biosolids Facility
- E** Agricultural Rehabilitation
- F** Landfill Gas to Energy Facility
- G** Aggregates Recycling & Processing Area
- H** South Landfill



# Niagara Compost Facility



Returning green bin material  
nutrients back to the earth.

Niagara Compost Facility





# Shingles Recycling

- Shingles are recycled into a material that can be used as a road base
- R&D and trials underway for use in operational pads, parking areas and walkways





# Biosolids Management

Waste In – Commodity Out using N-Viro<sup>®</sup> Process



# Low Carbon Alternative Fuels



Helping the  
transitioning to a Low  
Carbon Economy

# Grease Trap Services (GTS)



Turning organic materials (fats, oils & grease) into renewable energy



# Renewable Natural Gas & Electricity



Landfill gas to  
renewable energy  
resource.

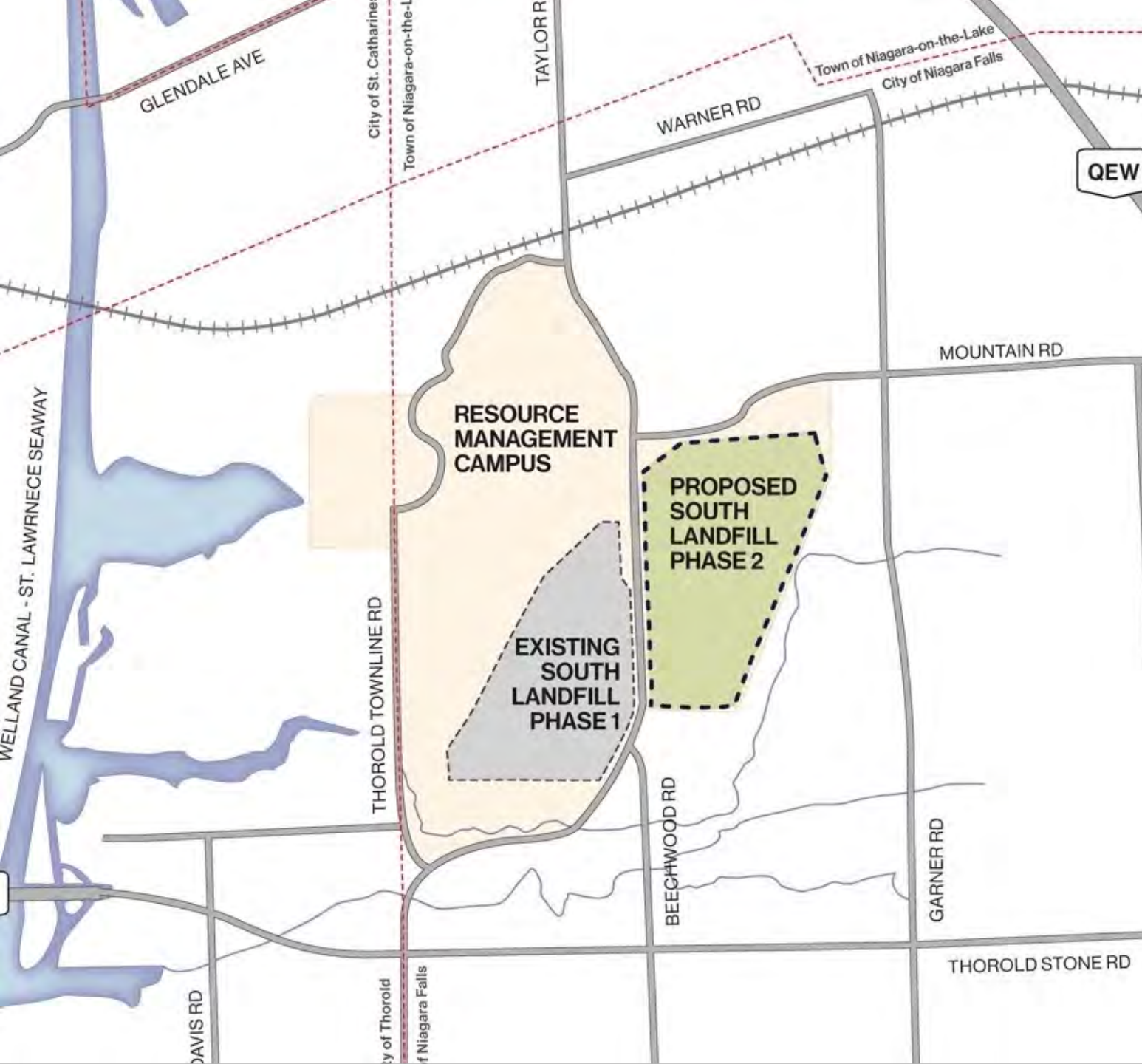


# Residual Waste Disposal



Safe & reliable  
waste disposal  
services





# South Landfill Phase 2

## Key Facility Information



1.1 million tonnes of waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~ 500 jobs supported

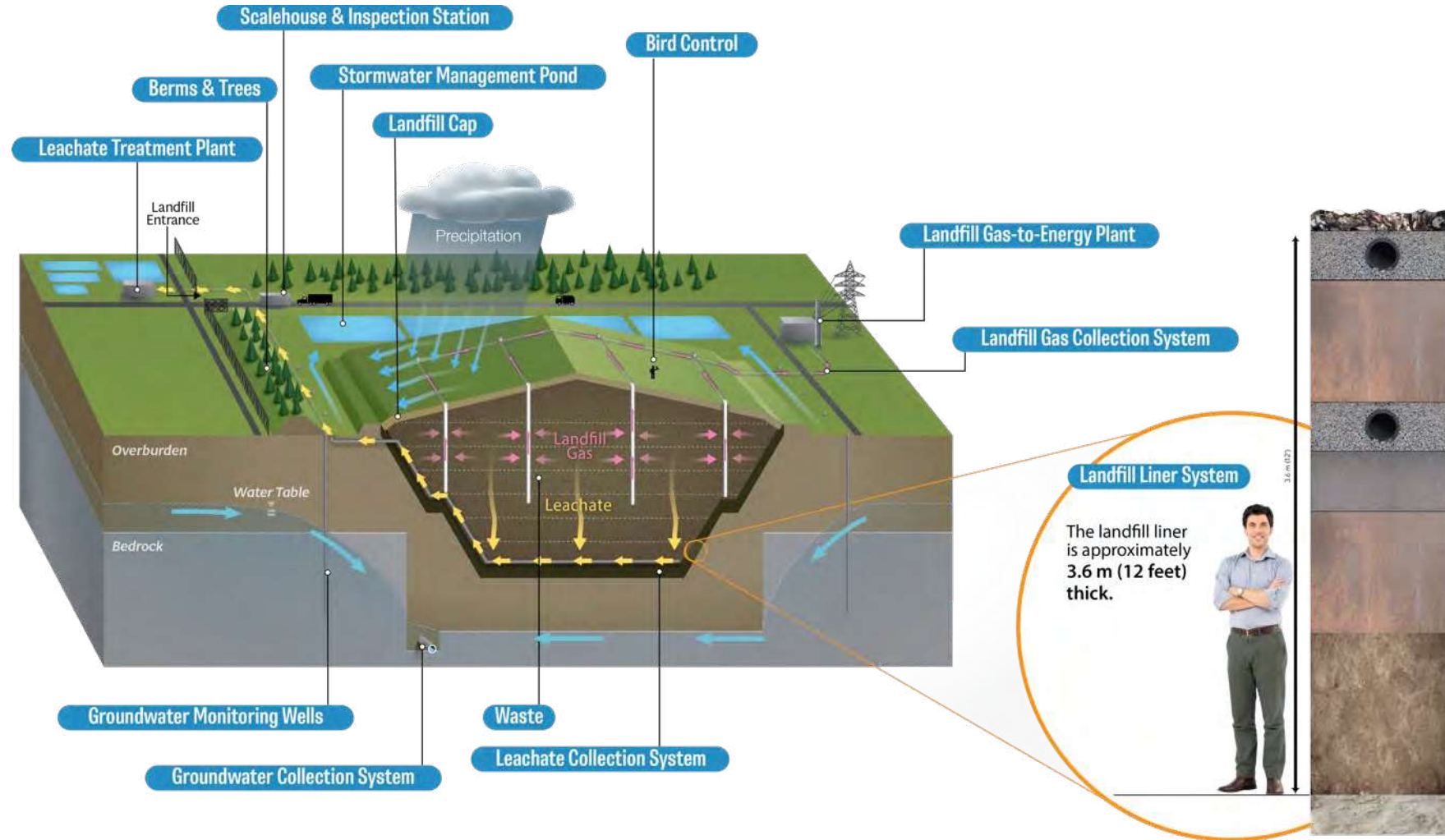


Renewable energy to power the equivalent of 10,000 homes

# Designed & Operated to the highest standard

## Key Features

- 12-foot multi-layer liner
- Leachate collection & treatment system
- Landfill gas collection system
- 0.75 m thick final landfill cap





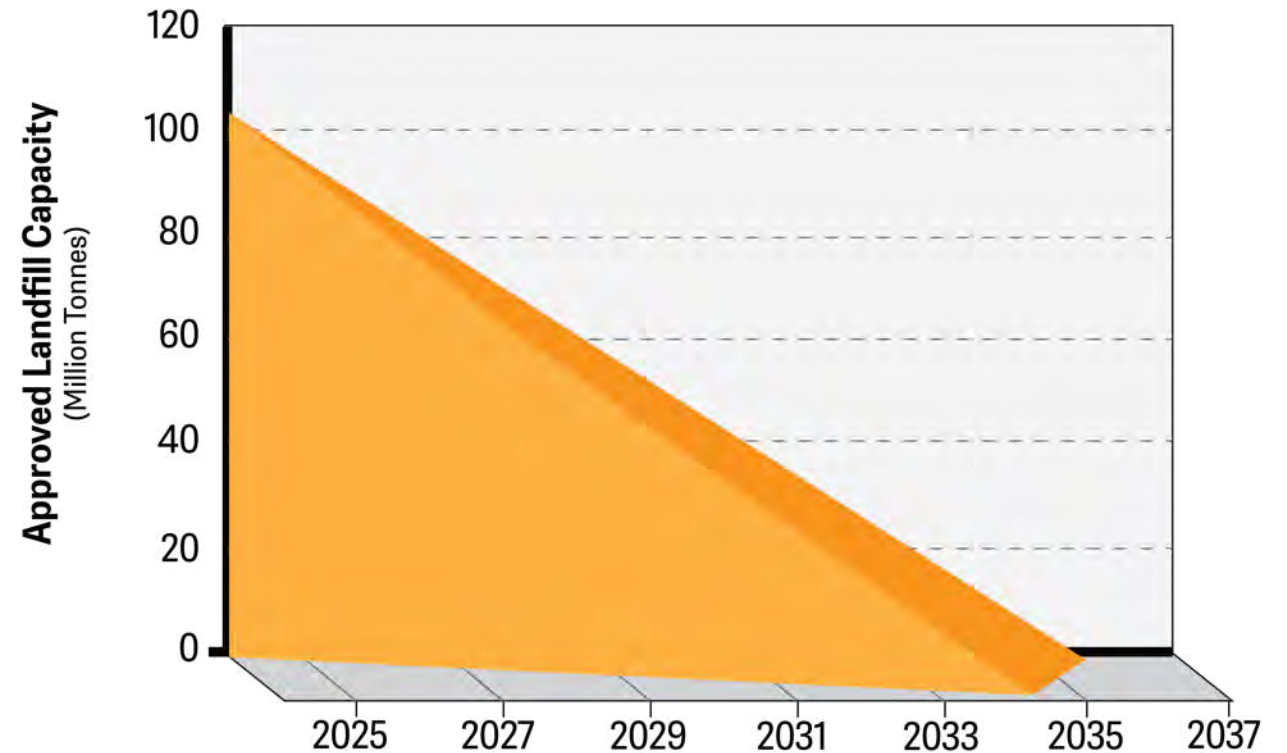
# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Ontario is expected to run out of landfill capacity by 2035

- Existing landfills are quickly filling up
- Population & waste generation are increasing
- It takes up to 10 years to develop new landfill capacity

ONTARIO'S REMAINING LANDFILL CAPACITY



<https://www.owma.org/articles/2019-owma-landfill-report>

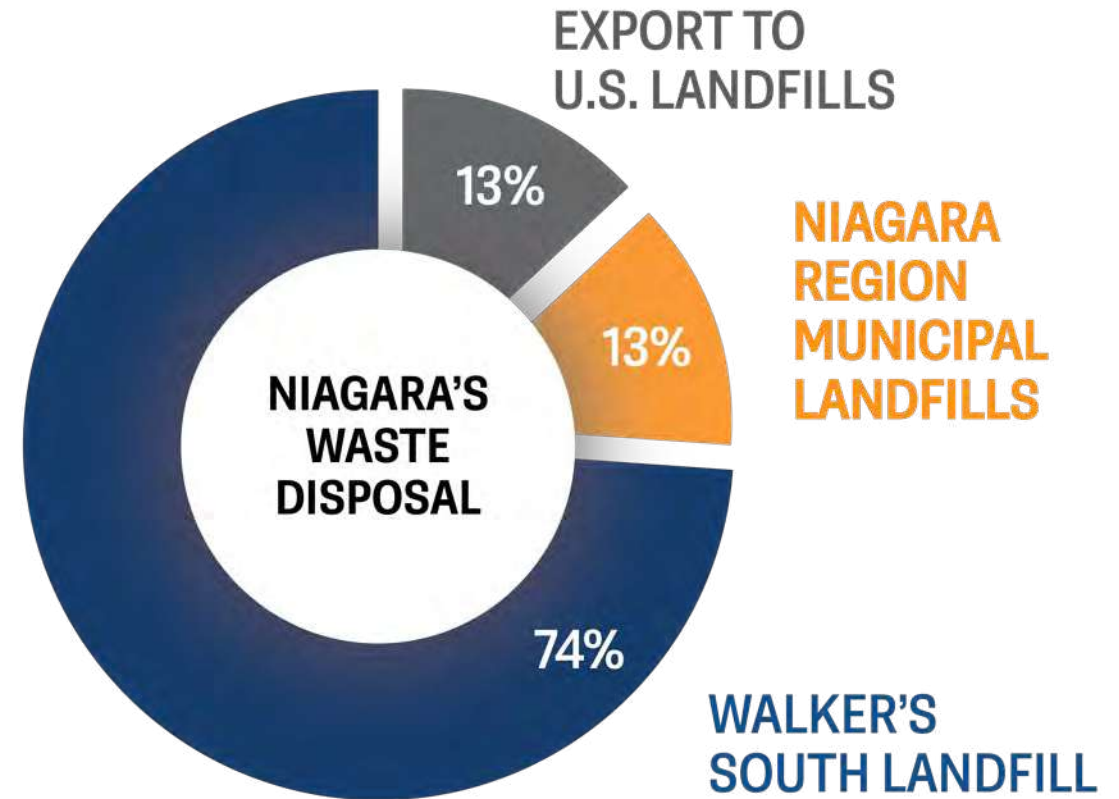


# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Niagara requires future disposal capacity

Over 2/3 of Niagara's waste is currently managed at the South Landfill, which is expected to reach capacity by 2030



\* Based on historical recycling trends



# Continuing to Support Niagara



## Jobs & Employment

Supporting ~**500 jobs in Niagara** through our current waste management & resource recovery operations



## Community Giving

Donations & giving totalling over **\$1.4 million annually** to charities, community groups, and infrastructure



## Volunteering

Providing employees **2 paid volunteer days** per year to support local community initiatives



## Awareness & Education

Supporting educational activities by participating in **community events, giving tours and presentations, and through partnerships**



# Landfill Approvals Process Overview



# Environmental Assessments

## A Two-Step Planning & Decision-Making Process

### Step 1: Terms of Reference (ToR)

- Roadmap for what will be studied in the EA
- Outlines the public consultation that will take place

### Step 2: Environmental Assessment (EA)

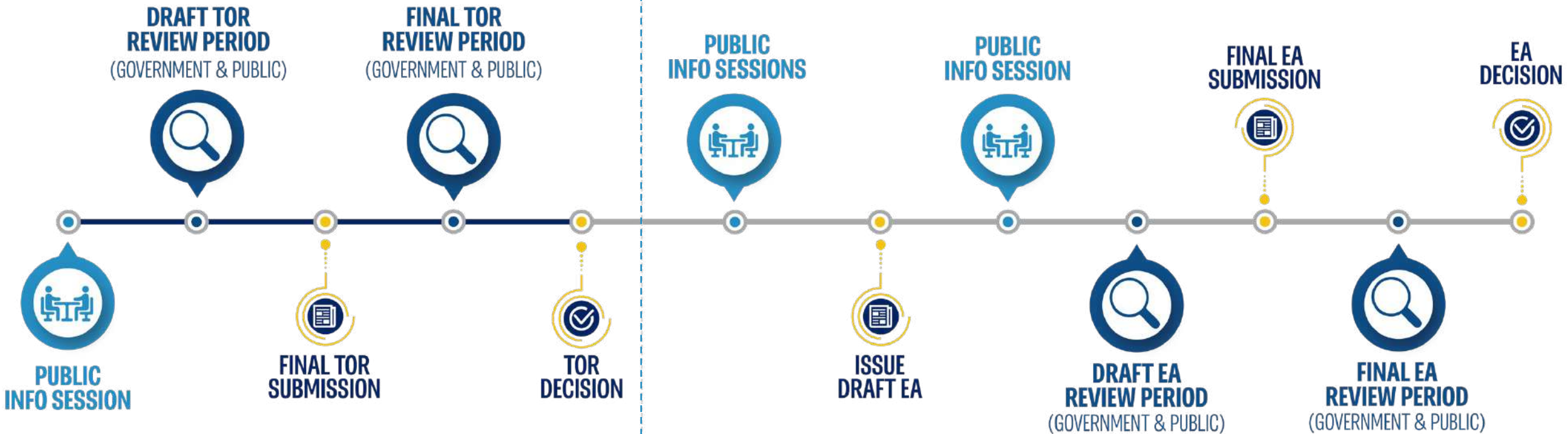
- Scientific studies identifying the effects of the project & proposed mitigation measures



# Environmental Assessment Process

## TERMS OF REFERENCE (TOR)

## ENVIRONMENTAL ASSESSMENT (EA)



# Technical Studies



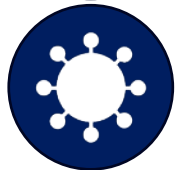
**Agriculture**



**Air Quality**



**Archaeology**



**Cumulative Effects**



**Cultural Heritage**



**Ecology**



**Economic**



**Noise**



**Social**



**Surface Water & Groundwater**



**Traffic**



**Visual**



# Project Information



## PROJECT WEBSITE

Visit to learn more &  
sign up to receive notifications  
[southlandfillphase2.com](https://southlandfillphase2.com)



## PHONE

Call us at  
**1-866-699-9425**



## EMAIL

Send us an email at  
[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)



## EVENTS

**Attend** public  
information sessions





# **City of St. Catharines Meetings**

**City of St. Catharines  
Meeting – 2024.02.06**

# Meeting Summary

---

**Meeting:** City of St. Catharines – South Landfill Phase 2 EA Project / Process Introduction

**Date:** February 6, 2024

**Location:** Walker (2800 Thorold Townline Road, Niagara Falls, ON)

**Time:** 1:00 pm – 3:00 pm

**Attendees:**

**City of St. Catharines**

- David Oakes, CAO
- Tami Kitay, Director of Planning and Building Services
- Kristine Douglas, Director of Financial Management Services
- Anthony Martuccio, Director of Engineering, Facilities and Environmental Services

**Walker**

- Darren Fry, Project Director
- Mike Deprez, Vice President, Waste Services and Business Development
- Elizabeth Duguay, Planning and Community Engagement Lead
- Steven Vermeulen, Executive Vice President, Environmental Division

**Meeting Materials:** SLF PH2 Presentation

---

**Purpose of Meeting**

To provide the City of St. Catharines an introduction of the South Landfill Phase 2 EA project and EA process.

**Summary of Discussion**

- Introductions / Project Team
- Project / Undertaking Overview
- Walker’s Resource Management Campus (Site Vicinity)
- EA Process / Timelines
- Tour of Walker’s Resource Management Campus

# South Landfill Phase 2

## Environmental Assessment



# Agenda

- Introductions
- Walker Resource Management Campus Overview
- South Landfill Phase 2 Introduction
- Environmental Assessment & Approvals Process
- Next Steps



# Introductions/Project Team



**Darren Fry**  
Project Director



**Elizabeth Duguay**  
Planning & Community  
Engagement Lead



**Leticia Koole**  
Project Support Specialist



**Kaitlynn Valeriano**  
Communications & Community  
Outreach Manager



# Walker Overview

Building a sustainable future, **together.**



## Part of the Niagara Community for 136+ Years

- Fifth-generation, Niagara based family-owned company
- 1,200+ employees



## Committed to Resource Recovery

- Solutions to minimize waste while safely managing what can't be reused or recycled.



## Niagara Resource Management Campus

- Integrated Resource & Waste Management
- Safely managing Niagara's waste for over 40 years



# Walker's Resource Management Campus



## Campus Operations

- A** Residential Drop-off
- B** Niagara Compost Facility
- C** Resource Recovery Area
- D** N-Viro<sup>®</sup> Biosolids Facility
- E** Agricultural Rehabilitation
- F** Landfill Gas to Energy Facility
- G** Aggregates Recycling & Processing Area
- H** South Landfill

South Landfill *Phase 2*





# Niagara Compost Facility



Returning green bin material nutrients back to the earth.



# Waste and Recycling Drop-off Depots



## Serving Niagara Residents

- Blue / Grey Box Materials
- Metals
- Leaf and Yard Waste
- Electronics (WEEE Program)
- White Goods
- Clean Wood
- Tires (Ontario Tire Stewardship)
- Clothing / Textiles
- Used Cooking Oil
- Batteries
- Concrete / Asphalt



# Grease Trap Services (GTS)



Turning organic materials (fats, oils & grease) into renewable energy



# Municipal Biosolids Management



South Landfill *Phase 2*



# Resource Recovery Area

Recovering wood waste & transitioning to low carbon economy



Recycling shingles to make sustainable aggregate products



# Landfill Gas-to-Energy



Producing equivalent renewable energy to power 25,000 homes from landfill gas

South Landfill *Phase 2*



# Residual Waste Disposal



South Landfill – Phase 1  
Safe & Reliable waste management

South Landfill *Phase 2*



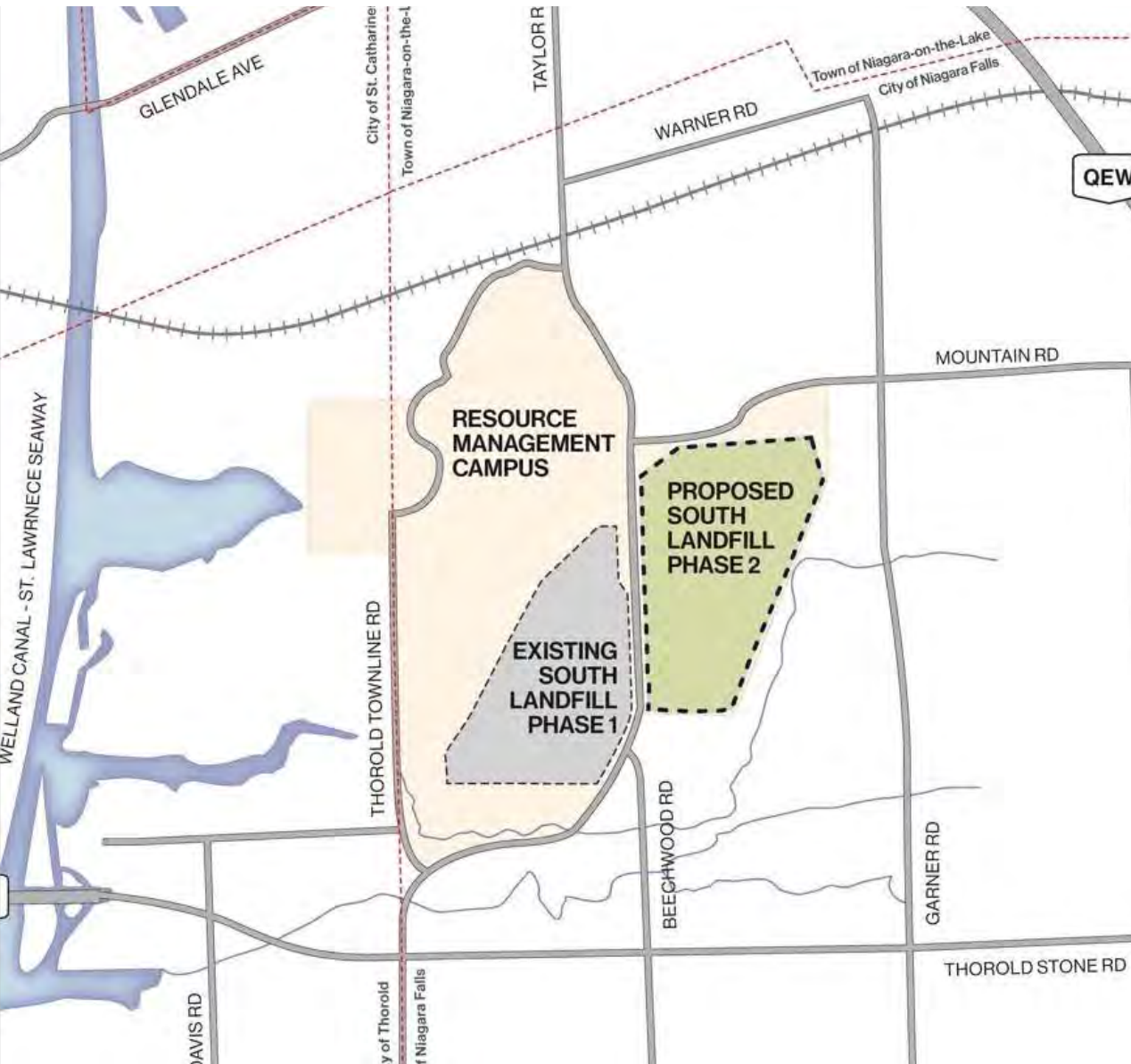
# South Landfill - Phase 2

## Continuing to provide **critical infrastructure** for Niagara by developing the **next phase** of the **South Landfill**

- Located immediately **east of the current landfill** operations
- Key operational aspects not expected to change
  - Annual/Daily waste receipt
  - Type of waste received
  - Operational life
- Existing waste management infrastructure, such as the **site entrance** will not change
  - EA will evaluate leachate management alternatives







# Phase 2 South Landfill

## Key Facility Information



1.1 million tonnes of waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~ 500 jobs supported



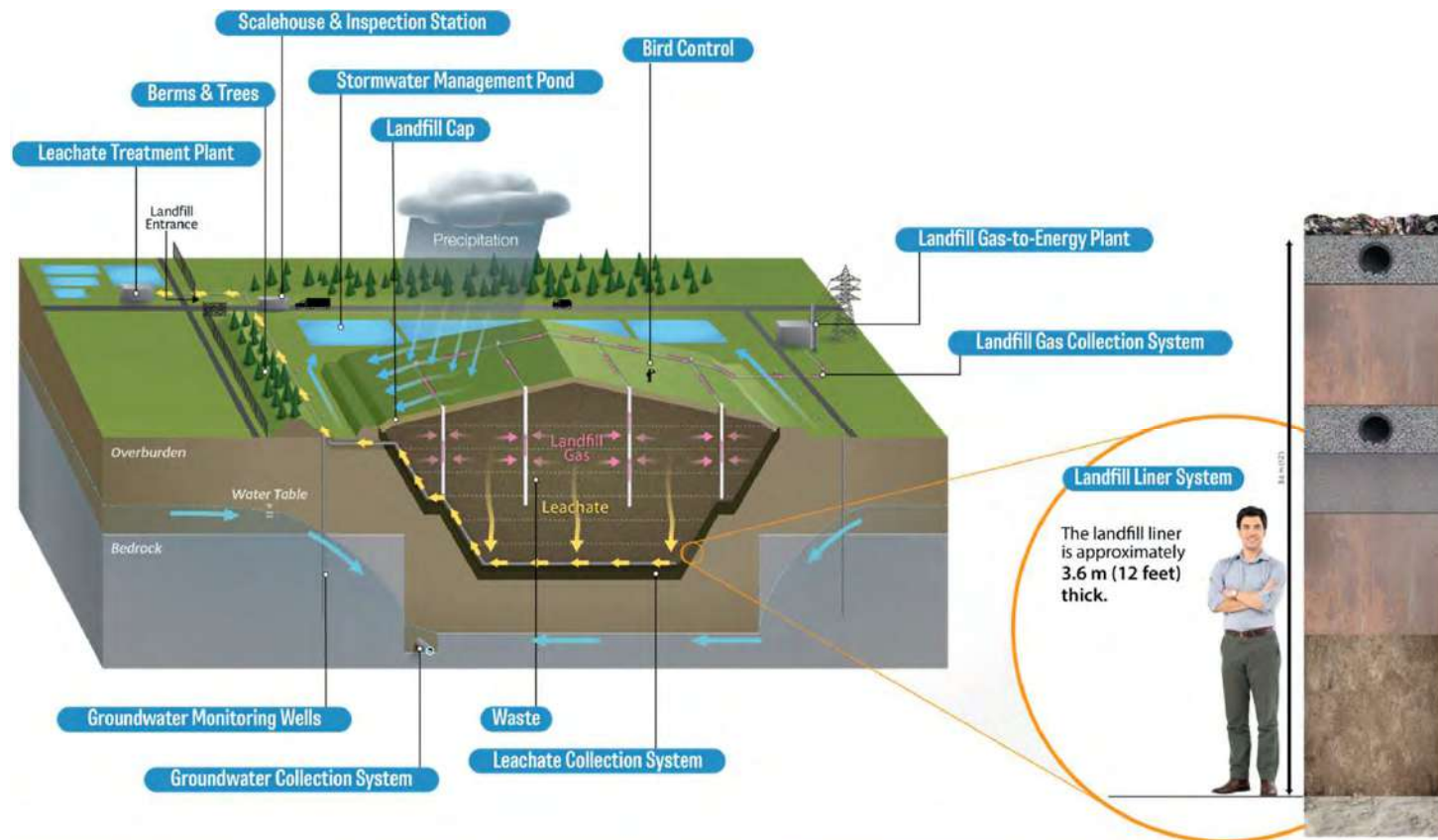
Renewable energy to power the equivalent of 10,000 homes

# South Landfill

Designed & Operated to the highest standard

## Key Features

- 12-foot thick liner
- Leachate collection & treatment system
- Landfill gas collection utilization
- Final landfill cap & end-use options



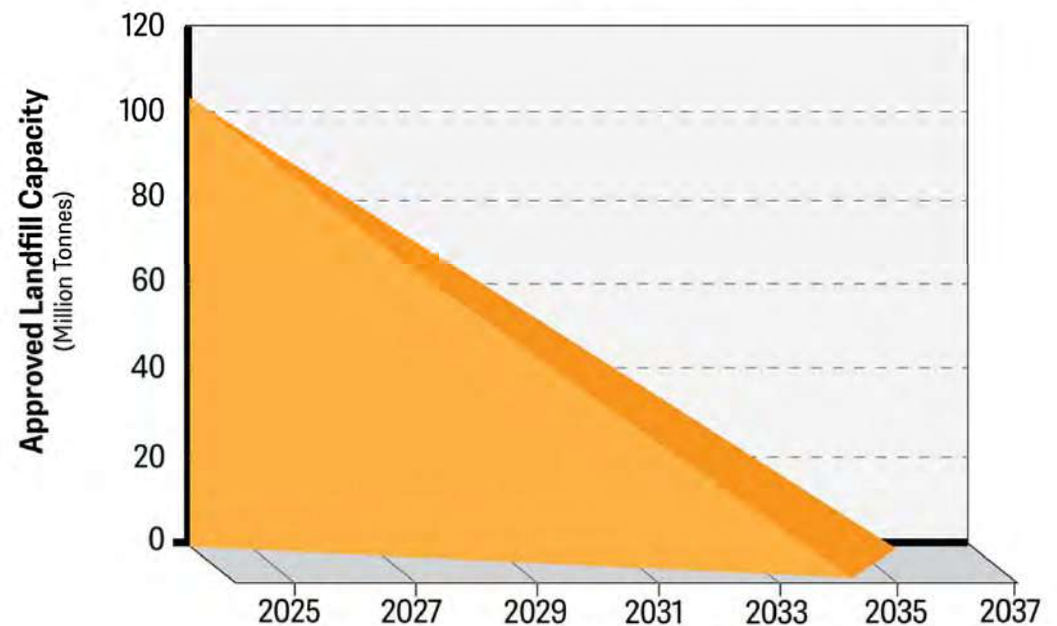
# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Ontario is expected to run out of landfill capacity by 2035

- Existing landfills are quickly filling up
- Population & waste generation are increasing
- It takes up to 10 years to develop new landfill capacity

ONTARIO'S REMAINING LANDFILL CAPACITY



<https://www.owma.org/articles/2019-owma-landfill-report>

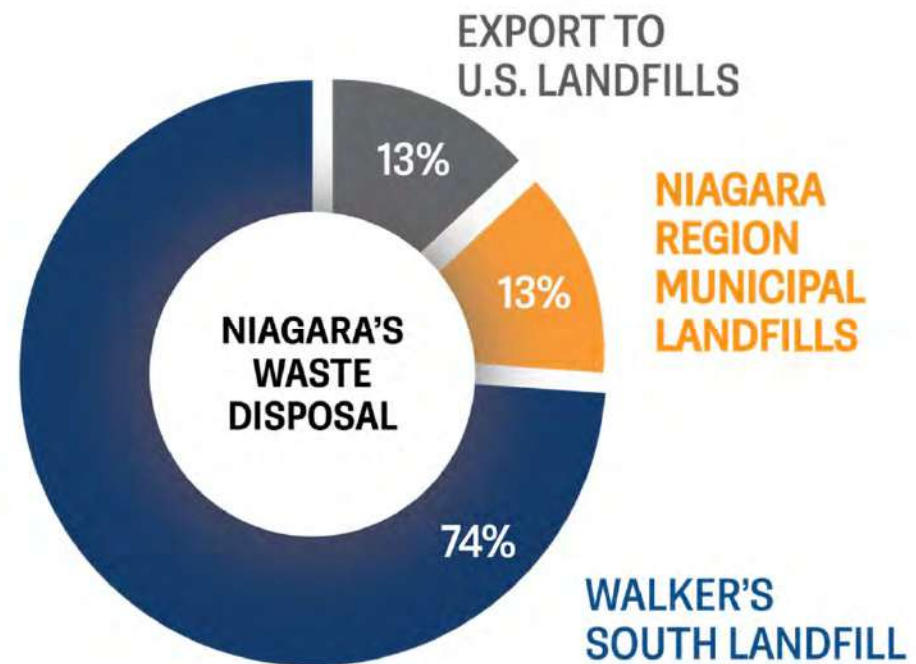


# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Planning for Niagara's Future

Over 2/3 of Niagara's waste is currently managed at the South Landfill, which is expected to reach capacity by 2030



\* Based on historical recycling trends



# Continuing to Support Niagara



## Jobs & Employment

Supporting ~500 jobs in Niagara through our current waste management & resource recovery operations



## Community Giving

Donations & giving totalling over \$1.4 million annually to charities, community groups, and infrastructure



## Volunteering

Providing employees 2 paid volunteer days per year to support local community initiatives



## Awareness & Education

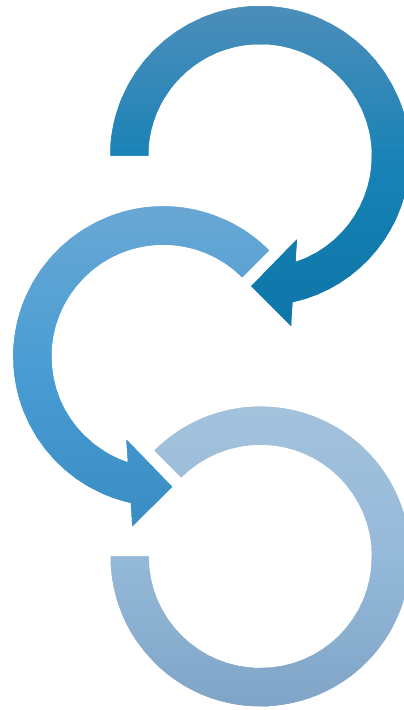
Supporting educational activities by participating in community events, giving tours and presentations, and through partnerships



# Approvals Process Overview



**Environmental  
Protection  
Act**



**Assessment  
Act**

**Local  
Approvals**



# Environmental Assessment Process

## A Two-Step Planning & Decision-Making Process

### Step 1: Terms of Reference (ToR)

- **Roadmap** for what will be studied in the EA

### Step 2: Environmental Assessment (EA)

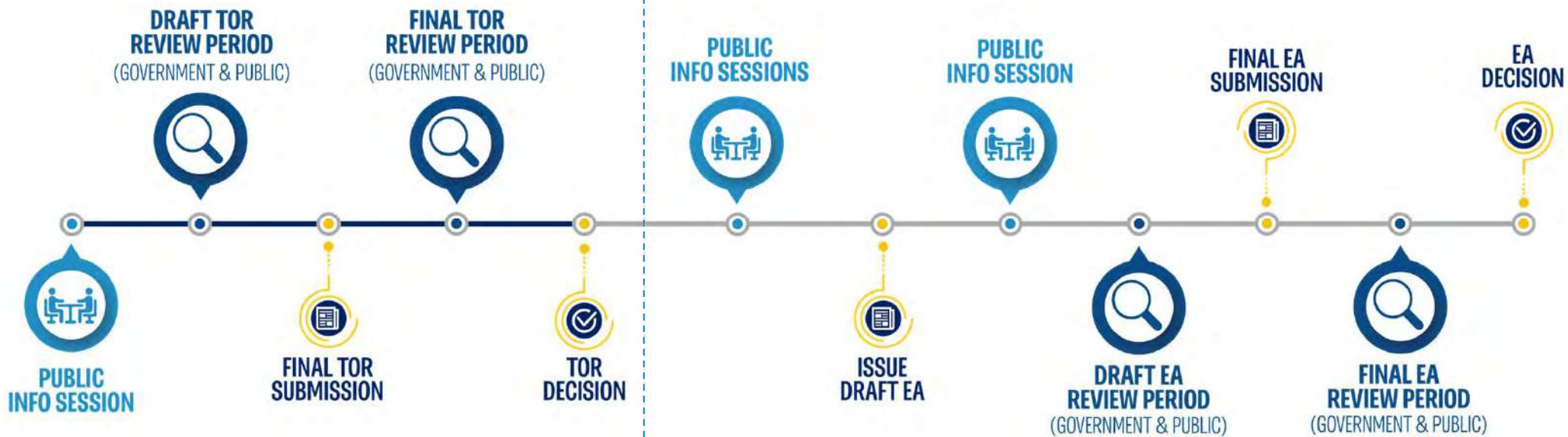
- **Scientific studies** identifying the effects of the project



# Environmental Assessment Process

## TERMS OF REFERENCE (TOR)

## ENVIRONMENTAL ASSESSMENT (EA)





# Technical Studies

South Landfill EA



Agriculture



Air Quality



Archaeology



Cumulative Effects



Cultural Heritage



Ecology



Economic



Noise



Social



Surface Water & Groundwater



Traffic



Visual



# Project Information / Stay Connected



## PROJECT WEBSITE

Learn more & sign up  
to receive notifications  
[southlandfillphase2.com](http://southlandfillphase2.com)



## PHONE

Call us at:  
1-866-699-9425



## EMAIL

Email us at:  
[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)



## EVENTS

Public Information Sessions  
at key milestones



# **Appendix E**

**Correspondence with Indigenous  
Communities**

**Haudenosaunee  
Development Institute  
Correspondence**

Wednesday, February 14, 2024 at 13:15:28 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 12:19:47 PM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'info@hdi.land'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good afternoon,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,  
Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Todd Williams**

Haudenosaunee Development Institute (HDI)  
16 Sunrise Court, Suite 402B, P.O. Box 714  
Ohsweken, ON NOA 1M0  
[info@hdi.land](mailto:info@hdi.land)

Dear Todd Williams,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

On behalf of Walker Environmental Group (Walker), I would like to inform you that we are initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement signals the start of the EA, a process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

Walker is a fifth generation, family-owned and Niagara based company. With a commitment to the environment, community, and future generations, we will consider a wide range of input as we undertake the planning process. Walker also acknowledges the unique and inherent rights, treaty rights, and perspectives of Indigenous peoples. We will be contacting you shortly to schedule a meeting to provide an overview of the project and discuss the development of an engagement and consultation program for the project.

If you have any questions, comments, or concerns, please contact the undersigned directly or visit our project website [southlandfillphase2.com](http://southlandfillphase2.com) to learn more.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white rectangular area.

Darren Fry, Project Director



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)



Tuesday, February 13, 2024 at 13:17:15 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 EA, Meeting Request  
**Date:** Thursday, January 18, 2024 at 4:49:55 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** 'info@hdi.land'  
**CC:** Elizabeth Duguay  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

She:kon,

My name is Darren Fry and I am the Project Manager for Walker's Environmental Assessment for the continuation (Phase 2) of its existing landfill in Niagara Falls. On Nov. 30<sup>th</sup> we provided a Notice of Commencement for the EA with a commitment to follow up and request a meeting to introduce the project and discuss engagement and consultation with HDI.

If you can kindly provide a few dates for an introductory meeting, we will happily coordinate on our end.

I've provided a copy of the Notice for your reference which includes a link to the project website for more details.

If you have any additional questions, please feel free to contact me anytime.

Warm regards,  
Darren



November 30, 2023

**Todd Williams**

Haudenosaunee Development Institute (HDI)  
16 Sunrise Court, Suite 402B, P.O. Box 714  
Ohsweken, ON NOA 1M0  
[info@hdi.land](mailto:info@hdi.land)

Dear Todd Williams,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

On behalf of Walker Environmental Group (Walker), I would like to inform you that we are initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement signals the start of the EA, a process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

Walker is a fifth generation, family-owned and Niagara based company. With a commitment to the environment, community, and future generations, we will consider a wide range of input as we undertake the planning process. Walker also acknowledges the unique and inherent rights, treaty rights, and perspectives of Indigenous peoples. We will be contacting you shortly to schedule a meeting to provide an overview of the project and discuss the development of an engagement and consultation program for the project.

If you have any questions, comments, or concerns, please contact the undersigned directly or visit our project website [southlandfillphase2.com](http://southlandfillphase2.com) to learn more.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

**Subject:** RE: Walker South Landfill Phase 2 EA, Meeting Request  
**Date:** Wednesday, February 28, 2024 at 4:45:52 PM Eastern Standard Time  
**From:** Elizabeth Duguay <EDuguay@walkerind.com>  
**To:** 'info@hdi.land' <info@hdi.land>  
**CC:** South Landfill Phase 2 <info@southlandfillphase2.com>

Good afternoon,

I am reaching out to follow-up on the below regarding Walker's South Landfill Phase 2 project and to inform you that we are soon approaching the next milestone for this project – the release of a draft Terms of Reference (ToR) for public review and comment, scheduled for March 7<sup>th</sup>.

An email will be sent next week with a link to access this document. The comment period for the ToR is set to close on April 22<sup>nd</sup>, 2024. We value your feedback and encourage your participation in this process to ensure your input is incorporated into the final ToR.

Please let us know who at your organization should be included on the distribution list for this document, and whether you would like a mailed hardcopy.

Should you have any questions, please do not hesitate to contact me directly at 289-257-1680.

Kindest regards,  
Elizabeth

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**From:** Darren Fry <DFry@walkerind.com>  
**Sent:** Thursday, January 18, 2024 4:50 PM  
**To:** 'info@hdi.land' <info@hdi.land>  
**Cc:** Elizabeth Duguay <EDuguay@walkerind.com>  
**Subject:** Walker South Landfill Phase 2 EA, Meeting Request

She:kon,

My name is Darren Fry and I am the Project Manager for Walker's Environmental Assessment for the continuation (Phase 2) of its existing landfill in Niagara Falls. On Nov. 30<sup>th</sup> we provided a Notice of Commencement for the EA with a commitment to follow up and request a meeting to introduce the project and discuss engagement and consultation with HDI.

If you can kindly provide a few dates for an introductory meeting, we will happily coordinate on our end.

I've provided a copy of the Notice for your reference which includes a link to the project website for more details.

If you have any additional questions, please feel free to contact me anytime.

Warm regards,  
Darren

**Métis Nation of Ontario  
Correspondence**

Wednesday, February 14, 2024 at 10:21:57 Eastern Standard Time

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**Subject:** Walker, South Landfill - Phase 2

**Date:** Friday, December 1, 2023 at 3:42:58 PM Eastern Standard Time

**From:** Darren Fry

**To:** DJ Pont, Peter Rivers

Hello Derrick and Peter,

I'm reaching out to let you know that we're beginning the planning process to extend the life of our current landfill through the development of the next phase (Phase 2). With only 8 years of capacity remaining, its important we start this process to ensure Niagara continues to have access to safe and reliable waste disposal services.

Here is the link to the project website with lots of information available ([www.southlandfillphase2.com](http://www.southlandfillphase2.com)).

I'm hoping we can organize a call in the near future. Let me know some dates that work for you.

Regards,  
Darren

**Mississaugas of the  
Credit First Nation  
Correspondence**



Tuesday, February 13, 2024 at 14:42:57 Eastern Standard Time

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**Subject:** RE: Walker Niagara - Environmental Assessment, South Landfill Phase 2  
**Date:** Wednesday, December 20, 2023 at 12:01:39 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** 'Councillor, Fawn Sault'  
**CC:** Elizabeth Duguay  
**Attachments:** image001.jpg

Aaniin Fawn,

First - congratulations on your reappointment as Councillor!! You're a real leader in your community!

We sent the Notice of Commencement letter to DOCA (Mark) as well as Major Project (Casey) and Chief. We haven't heard back but no worries, we know the community has been busy – we can follow up in January.

Thanks for the Holiday wishes! We wish the same to you and your family!

Speak soon, miigwech.  
Darren

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**From:** Councillor, Fawn Sault <[FawnS@mncfn.ca](mailto:FawnS@mncfn.ca)>  
**Sent:** Wednesday, December 20, 2023 10:36 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** RE: Walker Niagara - Environmental Assessment, South Landfill Phase 2

**CAUTION: External email. Only open links/attachments from known senders**

Aaniin Darren,

I can chat with you about the EA but I want to make sure that DOCA is informed first. I wanted to wish you and Elizabeth Happy Holidays and look forward to continue working with you as a Councillor for the next two years.

Miigwech,

Fawn

---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Wednesday, November 15, 2023 12:50 PM  
**To:** Councillor, Fawn Sault <[FawnS@mncfn.ca](mailto:FawnS@mncfn.ca)>

**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>

**Subject:** Walker Niagara - Environmental Assessment, South Landfill Phase 2

Aaniin Fawn,

I'm reaching to let you know that we'll be commencing an Environmental Assessment for the continuation/next phase of our landfill in Niagara Falls. We'll be publicly announcing the project on Nov. 30<sup>th</sup> but I wanted to reach out in advance to confirm the names of the offices/people that we should reach out to. I believe it was Casey whom I met a few times (Historical Gathering & meeting with Chief). As you know, an EA is a multi-year process and our approach with Indigenous communities is to engage early, often and in accordance with any community specific protocols.

Can you confirm – I would like to schedule a discussion to provide an overview of the project and begin the first steps of Walker & MCFN's engagement and consultation process on this project.

Thanks,  
Darren

**Darren Fry**, A.Sc.T  
Project Director  
Environmental Division

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T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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The information contained in this electronic mail transmission may be privileged and confidential, and therefore, protected from disclosure. If you have received this communication in error, please notify us immediately by replying to this message and deleting it from your computer without copying or disclosing.

Tuesday, February 13, 2024 at 13:19:15 Eastern Standard Time

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**Subject:** RE: Walker Niagara - Environmental Assessment, South Landfill Phase 2  
**Date:** Thursday, January 18, 2024 at 3:07:34 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** 'Councillor, Fawn Sault'  
**CC:** Elizabeth Duguay  
**Attachments:** image001.jpg

Aaniin Fawn,

Happy 2024! Just a quick follow up to see if we can set up a meeting with DOCA or Major Projects in the near future to introduce the project, discuss consultation expectations and answer any questions.

Speak soon,  
Darren

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**From:** Councillor, Fawn Sault <[FawnS@mncfn.ca](mailto:FawnS@mncfn.ca)>  
**Sent:** Wednesday, December 20, 2023 10:36 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** RE: Walker Niagara - Environmental Assessment, South Landfill Phase 2

**CAUTION: External email. Only open links/attachments from known senders**

Aaniin Darren,

I can chat with you about the EA but I want to make sure that DOCA is informed first. I wanted to wish you and Elizabeth Happy Holidays and look forward to continue working with you as a Councillor for the next two years.

Miigwech,

Fawn

---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Wednesday, November 15, 2023 12:50 PM  
**To:** Councillor, Fawn Sault <[FawnS@mncfn.ca](mailto:FawnS@mncfn.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** Walker Niagara - Environmental Assessment, South Landfill Phase 2

Aaniin Fawn,

I'm reaching to let you know that we'll be commencing an Environmental Assessment for the continuation/next phase of our landfill in Niagara Falls. We'll be publicly announcing the project on Nov. 30<sup>th</sup> but I wanted to reach out in advance to confirm the names of the offices/people that we should reach out to. I believe it was Casey whom I met a few times (Historical Gathering & meeting with Chief). As you know, an EA is a multi-year process and our approach with Indigenous communities is to engage early, often and in accordance with any community specific protocols.

Can you confirm – I would like to schedule a discussion to provide an overview of the project and begin the first steps of Walker & MCFN's engagement and consultation process on this project.

Thanks,  
Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

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T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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November 30, 2023

**Chief R. Stacey LaForme**

Mississaugas of the Credit First Nation  
2789 Mississauga Road R.R. #6  
Hagersville, ON NOA 1H0

Dear Chief R. Stacey LaForme,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

On behalf of Walker Environmental Group (Walker), I would like to inform you that we are initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement signals the start of the EA, a process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

Walker is a fifth generation, family-owned and Niagara based company. With a commitment to the environment, community, and future generations, we will consider a wide range of input as we undertake the planning process. Walker also acknowledges the unique and inherent rights, treaty rights, and perspectives of Indigenous peoples. We will work with the Mississaugas of the Credit First Nation in a good way while respecting community consultation and accommodation protocols.

We will be contacting you and the Department of Consultation and Accommodation (DOCA) shortly to schedule a meeting to provide an overview of the project and discuss the development of an engagement and consultation program that works for the Mississaugas of the Credit First Nation.

Your input is very important, and we value your participation in this process. We will keep you informed and engaged at each step of the EA. If you have any questions, comments, or concerns, please contact the undersigned directly or visit our project website [southlandfillphase2.com](https://southlandfillphase2.com) to learn more.



Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', is positioned above the printed name.

Darren Fry, Project Director

Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

cc: Mark LaForme, Director, DOCA  
Casey Jonathan, Major Projects Manager  
Councillor Fawn Sault

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Tuesday, February 27, 2024 at 4:22:39 PM Eastern Standard Time  
**From:** Elizabeth Duguay <EDuguay@walkerind.com>  
**To:** 'Abby LaForme' <Abby.LaForme@mncfn.ca>  
**CC:** 'Mark LaForme' <Mark.LaForme@mncfn.ca>, Darren Fry <DFry@walkerind.com>, Blair Shoniker <Blair.Shoniker@ghd.com>  
**Attachments:** image001.jpg, image002.jpg

Hi Abby,

Following-up on the below to confirm your team's availability for a meeting next week.

Thank you,  
Elizabeth

---

**From:** Elizabeth Duguay  
**Sent:** Thursday, February 22, 2024 8:36 AM  
**To:** 'Abby LaForme' <[Abby.LaForme@mncfn.ca](mailto:Abby.LaForme@mncfn.ca)>  
**Cc:** Mark LaForme <[Mark.LaForme@mncfn.ca](mailto:Mark.LaForme@mncfn.ca)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>  
**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Good morning Abby,

Thanks for the introduction.

We are available to meet any time on Monday, March 4<sup>th</sup>. Please let me know which time slot works best for your team and I can send along a meeting invitation.

Looking forward to meeting with you.

Kindest regards,  
Elizaeth

---

**From:** Abby LaForme <[Abby.LaForme@mncfn.ca](mailto:Abby.LaForme@mncfn.ca)>  
**Sent:** Tuesday, February 20, 2024 11:29 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** Mark LaForme <[Mark.LaForme@mncfn.ca](mailto:Mark.LaForme@mncfn.ca)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

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Good Morning Elizabeth,

My name is Abby Lee and I am the Consultation Officer for the Mississaugas of the Credit First Nation (MCFN), Department of Consultation and Accommodation (DOCA).

MCFN DOCA is interested in a virtual meeting with you and your team to discuss the Walker South Landfill Phase 2.

MCFN DOCA has available times on the following dates:

March 4, 5, 8, 18, 20, 22- 9am – 12pm & 1pm- 4pm

Please indicate if any of the above times are suitable for you and your team.

Thank you

**Abby (LaForme) Lee**  
**Consultation Officer**



**Mississaugas of the Credit First Nation (MCFN)**  
**Department of Consultation & Accommodation (DOCA)**  
4065 Highway 6, Hagersville, ON N0A 1H0  
Ph: (905) 768 – 4260  
Email: [Abby.LaForme@mncfn.ca](mailto:Abby.LaForme@mncfn.ca)

**Please Note- If a digital copy of your notification has been sent, please be environmentally conscious and do not send a physical, copy. Thank you!**

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>

**Sent:** Tuesday, February 13, 2024 10:56 AM

**To:** Mark LaForme <[Mark.LaForme@mncfn.ca](mailto:Mark.LaForme@mncfn.ca)>

**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Subject:** FW: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Good morning Mark,

I trust this email finds you well.

Further to our Notice of Commencement of the Environmental Assessment for Phase 2 of our South Landfill (attached), our team is hoping to meet with DOCA to provide an introduction and overview of

the Phase 2 project, the EA process, anticipated milestones and of course, answer any questions your team may have.

Please let me know if there is a day/time that works best for you, or if you'd like me to propose a few dates.

Kindest regards,  
Elizabeth

**Elizabeth Duguay**

Planning & Community Engagement Lead  
Environmental Division

---

C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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---

**From:** Elizabeth Duguay

**Sent:** Thursday, November 30, 2023 11:52 AM

**To:** '[Stacey.LaForme@mncfn.ca](mailto:Stacey.LaForme@mncfn.ca)' <[Stacey.LaForme@mncfn.ca](mailto:Stacey.LaForme@mncfn.ca)>

**Cc:** '[Mark.Laforme@mncfn.ca](mailto:Mark.Laforme@mncfn.ca)' <[Mark.Laforme@mncfn.ca](mailto:Mark.Laforme@mncfn.ca)>; '[Casey.Jonathan@mncfn.ca](mailto:Casey.Jonathan@mncfn.ca)' <[Casey.Jonathan@mncfn.ca](mailto:Casey.Jonathan@mncfn.ca)>; 'Councillor, Fawn Sault' <[FawnS@mncfn.ca](mailto:FawnS@mncfn.ca)>

**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Good morning Chief R. Stacey LaForme,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,  
Elizabeth Duguay (on behalf of Darren Fry, Project Director)

**Niagara Regional Native Centre  
Correspondence**

Tuesday, February 20, 2024 at 11:13:24 Eastern Standard Time

---

**Subject:** FW: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Wednesday, February 14, 2024 at 11:35:13 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** Phil Davis  
**CC:** Darren Fry, Leticia Koole  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Hi Phil,

It was great chatting with you!

As a follow-up to our discussion, I've forwarded along the notice I sent at the end of November 2023 regarding the official launch of our project (attached).

We'd love to arrange a meeting with you and other interested NRNC staff to introduce the project, provide an overview of the Environmental Assessment process, discuss next steps and, of course, answer any questions you may have.

I will give you a call on Friday when you are back from your conference in Toronto to schedule a date/time to meet.

Kindest regards,  
Elizabeth

---

**From:** Elizabeth Duguay  
**Sent:** Thursday, November 30, 2023 12:16 PM  
**To:** '[executivedirector@nrnc.ca](mailto:executivedirector@nrnc.ca)' <[executivedirector@nrnc.ca](mailto:executivedirector@nrnc.ca)>  
**Cc:** Phil Davis <[outreach@nrnc.ca](mailto:outreach@nrnc.ca)>  
**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Good morning Dawn,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,  
Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Dawn Moughtin, Co-Executive Director**

Niagara Region Native Centre  
382 Airport Road  
Niagara-on-the-Lake, ON L0S 1J0  
[outreach@nrnc.ca](mailto:outreach@nrnc.ca)

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

On behalf of Walker Environmental Group (Walker), I would like to inform you that we are initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

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Walker is a fifth generation, family-owned and Niagara based company. With a commitment to the environment, community and future generations, we will consider a wide range of input as we undertake the planning process. Walker also acknowledges the unique and inherent rights, treaty rights, and perspectives of Indigenous peoples. We will work with Indigenous communities and organizations like the Niagara Region Native Centre in a good way while respecting consultation and accommodation protocols.

We will be contacting you in the coming weeks to schedule a meeting to provide an overview of the project and discuss how Walker can incorporate the unique perspectives of the Centre and the community it supports into the project.

Your input is very important, and we value your participation in this process. We will keep you informed and engaged at each step of the EA. If you have any questions, comments, or concerns, please contact the undersigned directly or visit our project website to learn more.



Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', is written over a horizontal line.

Darren Fry, Project Director

Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

cc: Phil Davis, Outreach Coordinator

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

# **Six Nations of the Grand River Correspondence**



Wednesday, February 14, 2024 at 13:44:04 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 12:02:36 PM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'sherri-lyn\_hillpierce@sixnations.ca'  
**CC:** 'lonnybomberry@sixnations.ca', 'dawnrussell@sixnations.ca', 'LRCS@sixnations.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Dear Chief Sherri-Lyn Hill-Pierce,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the Environmental Assessment Act to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,  
Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Chief Sherri-Lyn Hill-Pierce**

Six Nations of the Grand River  
2498 Chiefswood Road, P.O. Box 5000  
Ohsweken, ON N0A 1M0

Dear Chief Sherri-Lyn Hill-Pierce,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

On behalf of Walker Environmental Group (Walker), I would like to inform you that we are initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement signals the start of the EA, a process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

Walker is a fifth generation, family-owned and Niagara based company. With a commitment to the environment, community, and future generations, we will consider a wide range of input as we undertake the planning process. Walker also acknowledges the unique and inherent rights, treaty rights, and perspectives of Indigenous peoples. We will work with the Six Nations of the Grand River in a good way while respecting community consultation and accommodation protocols.

We will be contacting you and the Consultation and Accommodation Process (CAP) Team shortly to schedule a meeting to provide an overview of the project and discuss the development of an engagement and consultation program that works for the Six Nations of the Grand River.

Your input is very important, and we value your participation in this process. We will keep you informed and engaged at each step of the EA. If you have any questions, comments, or concerns, please contact the undersigned directly or visit our project website [southlandfillphase2.com](https://southlandfillphase2.com) to learn more.



Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', is positioned above the name.

Darren Fry, Project Director

Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

cc: Lonny Bomberry, Lands & Resource Director, CAP  
Peter Graham, Consultation Supervisor, CAP  
Dawn Russell, Consultation Administrative Assistant, CAP

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

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This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

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from 4:00 pm – 8:00 pm  
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Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 13:48:48 Eastern Standard Time

---

**Subject:** FW: Walker Environmental - Environmental Assessment for Landfill Extension  
**Date:** Thursday, November 30, 2023 at 11:48:06 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** image001.jpg

---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Date:** Thursday, November 30, 2023 at 11:47 AM  
**To:** 'Peter Graham' <[LRCs@sixnations.ca](mailto:LRCs@sixnations.ca)>, Dawn Russell <[dawnrussell@sixnations.ca](mailto:dawnrussell@sixnations.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>, Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>  
**Subject:** RE: Walker Environmental - Environmental Assessment for Landfill Extension

Hello Peter,

Jan. 16<sup>th</sup> at 1:30 pm works well for us.

We look forward to meeting and working with your community & team throughout this process.

Nia:wen  
Darren

---

**From:** Peter Graham <[LRCs@sixnations.ca](mailto:LRCs@sixnations.ca)>  
**Sent:** Wednesday, November 29, 2023 10:23 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Dawn Russell <[dawnrussell@sixnations.ca](mailto:dawnrussell@sixnations.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** RE: Walker Environmental - Environmental Assessment for Landfill Extension

Hi Darren,

Jan 16<sup>th</sup> will work better for in-person because I know we have space that day. Does 1:30 work that day? We'd meet in the boardroom at 2498 Chiefswood Rd.

Thank you, Peter

---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Monday, November 27, 2023 4:04 PM  
**To:** Peter Graham <[LRCs@sixnations.ca](mailto:LRCs@sixnations.ca)>; Dawn Russell <[dawnrussell@sixnations.ca](mailto:dawnrussell@sixnations.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** [External] RE: Walker Environmental - Environmental Assessment for Landfill Extension

Hello Peter,

Elizabeth and I are available on both dates. How does Jan 11<sup>th</sup> at 130pm work? Can you confirm the CAP team meeting address as well.

Many thanks,  
Darren

---

**From:** Peter Graham <[LRCS@sixnations.ca](mailto:LRCS@sixnations.ca)>  
**Sent:** Monday, November 27, 2023 10:44 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Dawn Russell <[dawnrussell@sixnations.ca](mailto:dawnrussell@sixnations.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** RE: Walker Environmental - Environmental Assessment for Landfill Extension

**CAUTION: External email. Only open links/attachments from known senders**

Hi Darren,

Will you have availability on the afternoons of Jan 11 or 16?

Thank you, Peter

---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Thursday, November 23, 2023 12:58 PM  
**To:** Dawn Russell <[dawnrussell@sixnations.ca](mailto:dawnrussell@sixnations.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** [External] Walker Environmental - Environmental Assessment for Landfill Extension

Hello Dawn,

I believe we have met in the past – my name is Darren and work with Walker Environmental. I spoke to Lonny earlier this week to inform him and the CAP team of our intention to start an Environmental Assessment for Phase 2 of our South Landfill. Phase 1 of the landfill has approximately 8 yrs of capacity remaining and we are beginning to look at ways how we can continue to provide important waste management services. We will publicly announce the start of the EA on Nov. 30<sup>th</sup> but given our history of working together – I wanted to reach out the CAP team in advance. Lonny advised me to contact you.

I would like to schedule a meeting to discuss the project, Six Nations of the Grand River First Nation's expectations for engagement and consultation and how we can plan our next steps together. I can provide some dates to meet if you like.

On Nov. 30<sup>th</sup> – we will send a formal letter with the Notice of Commencement to the Chief's office with a copy to you. This will include additional information about the project.

Let me know if you have any questions. I look forward to meeting.

Niawen'ko:wa  
Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

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T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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Tuesday, February 13, 2024 at 13:34:58 Eastern Standard Time

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**Subject:** RE: Plant List  
**Date:** Wednesday, January 17, 2024 at 11:09:01 AM Eastern Standard Time  
**From:** Darren Fry  
**To:** 'Lauren Vanderlingen', Elizabeth Duguay  
**CC:** Lauren Jones, Blair Shoniker  
**Attachments:** image001.png, image002.png

Shé:kon Lauren,

On behalf of Elizabeth and Blair (GHD), thank you for the plant list and for your time to meet with us yesterday. Unfortunately I could not attend, I developed some cold symptoms/loss of voice on my drive to the community and turned around.

Quick question - are we able to share this document with our natural science and ecology consultant (they are under confidentiality agreement). I'll also share it with our internal Lands and Resources team as we own/manage hundreds of acres of woodlots on buffer lands, rehabilitated lands and properties. It's a very valuable document.

As a quick side note – we've worked with Kayanase in the past where we've donated Carolinian saplings that were removed from a constructed wetland treatment system we built and operate for the City of Thorold. The saplings were risking plugging the system and we didn't want to discard them – I believe the Kayanase team removed over 100 saplings for stock at the nursery.

We're considering developing a nursery/seed harvesting project here at Walker for regionally native species to help ensure we have access to stock for our planting/re-planting/rehabilitation projects. If there is interest in working together on this let me know – we're only at the conceptual stage and are looking for project partners.

Elizabeth and I will review the discussion, questions and input from yesterday's meeting and provide additional responses/clarity if needed.

We look forward to working with you and hope to host the CAP to our Campus in the Spring or sooner as we build our relationship.

Warm regards,  
Darren

---

**From:** Lauren Vanderlingen <[wsma@sixnations.ca](mailto:wsma@sixnations.ca)>  
**Sent:** Wednesday, January 17, 2024 9:30 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>



Cc: Lauren Jones <[laurenjones@sixnations.ca](mailto:laurenjones@sixnations.ca)>

**Subject:** Plant List

**CAUTION: External email. Only open links/attachments from known senders**

Hey Elizabeth and Darren,

It was great to see you both yesterday!

I've attached our draft plant list for you and whomever it may concern to review. I hope it proves to be a valuable resource for Walker when completing Environmental Assessments/species lists, making decisions for future site locations, and for site restoration purposes.

I just wanted to highlight the precautionary statement that is at the top of the chart: The chart is a "best approximation" of plant species that may be of interest and importance to the community of Six Nations. This is intended to be a living document. It should not be considered a complete guide or sole reference when considering traditional plant species. Please consult additional reputable resources to ensure correct identification of species in the field. It is still in draft form, pending more input from the community.

This list should not be made public, but rather kept for internal reference and decision making.

Thank you for meeting with the Six Nations team to discuss the landfill expansion and hearing our concerns. We hope to continue having these discussions and building a strong relationship with your team.

Please do not hesitate to contact us Laurens with any questions.

Have a great rest of the week!

Sincerely,

**Lauren Vanderlingen, Bachelor of Arts and Science**

Wildlife and Stewardship Technician, Lands and Resources  
Six Nations of the Grand River Elected Council

**P** (519) 445-0330 ext. 5430

**A** 1721 Chiefswood Road (P.O. Box 5000), Ohsweken ON N0A 1M0

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*Please consider the environment before printing this message.*



Tuesday, February 13, 2024 at 13:26:28 Eastern Standard Time

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**Subject:** FW: Walker South Landfill Phase 2 EA - quick follow up  
**Date:** Thursday, January 18, 2024 at 2:09:54 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** South Landfill Phase 2  
**Attachments:** image001.jpg

RoC – Indigenous

---

**From:** Peter Graham <[LRCS@sixnations.ca](mailto:LRCS@sixnations.ca)>  
**Sent:** Thursday, January 18, 2024 2:01 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Kevin Kehl <[KKehl@walkerind.com](mailto:KKehl@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 EA - quick follow up

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Hi Darren,

Thank you for making the safe decision. I wish more people would. We were fully satisfied with your team's introduction of the project.

Thanks for the suggestions and updates. An early March meeting make sense. Dawn's returned to work, so she'll be able to schedule. Yes, I'm your key contact.

Best, Peter

---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Thursday, January 18, 2024 12:15 PM  
**To:** Peter Graham <[LRCS@sixnations.ca](mailto:LRCS@sixnations.ca)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Kevin Kehl <[KKehl@walkerind.com](mailto:KKehl@walkerind.com)>  
**Subject:** [External] Walker South Landfill Phase 2 EA - quick follow up

Hello Peter,

First – my apologies for not being able to attend the meeting on Tuesday. I began developing some cold symptoms while on my drive and as a precaution, decided to not enter the community/attend. I trust my colleagues Elizabeth and Blair were able to introduce the project, signal our intention to work closely with the SNEC/CAP team and address questions.

As a follow-up to the meeting, I'd like to provide a simple meeting summary with the questions asked and brief responses (some will be expanded as Elizabeth wasn't able to fully answer some of them). I can send a draft over for your review next week.

I would also like to schedule our next meeting for early in March as we expect to have a Draft Terms of Reference ready by mid-March. We would be happy to review key elements of it with the CAP team and ensure we have billing information/details for the accommodation process that will follow as we work together on this EA. We can also discuss setting a date for a Campus Tour (inc. the Uppers Quarry project site too).

On that note – I did relay feedback the CAP team shared regarding the Uppers project with my colleague/Project Manager Kevin Kehl. He said he will be following up with you shortly to provide an update on the status of the project/responses to the CAP teams comments.

Lastly – will you be the key point of contact on the CAP team? I've copied you on a correspondence from Lauren and our response from yesterday to keep you in the loop.

Many thanks/Nia:wen,  
Darren

**Darren Fry**, A.Sc.T  
Project Director  
Environmental Division

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T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
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The information contained in this electronic mail transmission may be privileged and confidential, and therefore, protected from disclosure. If you have received this communication in error, please notify us immediately by replying to this message and deleting it from your computer without copying or disclosing.

Thursday, February 8, 2024 at 11:02:48 Eastern Standard Time

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**Subject:** FW: Walker South Landfill Phase 2, draft Meeting #1 Notes  
**Date:** Friday, February 2, 2024 at 7:19:11 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** 2024.01.16 - South Landfill Phase 2 - SNEC CAP Mtg 1 R1.docx

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Date:** Wednesday, January 31, 2024 at 10:33 AM  
**To:** 'Peter Graham' <[LRCs@sixnations.ca](mailto:LRCs@sixnations.ca)>, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>, Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>, Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2, draft Meeting #1 Notes

Good morning Peter,

The notes have been revised to reflect this edit.

Kind regards,  
Elizabeth

---

**From:** Peter Graham <[LRCs@sixnations.ca](mailto:LRCs@sixnations.ca)>  
**Sent:** Wednesday, January 31, 2024 8:22 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2, draft Meeting #1 Notes

**CAUTION: External email. Only open links/attachments from known senders**

Hi Darren,

Looks good. Just change Daylen Hill to Daylon Gee, Land Use Technician.

Yes, an hour seems sufficient for that. I'll have Dawn reach out to schedule a meeting.

Thank you, Peter

---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Sent:** Tuesday, January 30, 2024 4:40 PM

**To:** Peter Graham <[L RCS@sixnations.ca](mailto:L RCS@sixnations.ca)>

**Cc:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>; Blair Shoniker <[Blair.Shoniker@ghd.com](mailto:Blair.Shoniker@ghd.com)>; Erika Brown <[Erika.Brown@ghd.com](mailto:Erika.Brown@ghd.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>

**Subject:** [External] Walker South Landfill Phase 2, draft Meeting #1 Notes

Hello Peter,

Attached are some draft notes from our discussion on Jan. 16<sup>th</sup>. Please feel free to review and make sure we've captured the dialogue and questions correctly; happy to make any suggested edits.

As discussed, we'd like to schedule a follow-up meeting in mid-late Feb. if possible with a focus on closing out actions from the previous meeting, discussing the draft Terms of Reference in advance of its public release and build on the engagement/consultation discussion. I think 1 hour would be sufficient.

We can propose some dates or, if you would like to check with your team first, whatever works best.

Thanks again,  
Darren

# **South Landfill Phase 2 EA – Meeting Notes**

## **Six Nations of the Grand River – Elected Council**

### **Consultation and Accommodation Process**

Date: January 16, 2024

Time: 1:30 – 2:30pm

Location: 2498 Chiefswood Rd, Oshweken

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#### **Attendees:**

Six Nations of the Grand River Elected Council (SNEC)

Consultation & Accommodation Process (CAP) Team Members

- Dawn Russell, Consultation Administrative Assistant
- Daylon Gee, Land Use Technician
- Lauren Vanderlingen, Wildlife & Stewardship Technician, Lands & Resources
- Lauren Jones, Wildlife and Stewardship Manager, Lands & Resources
- Lonny Bomberry, Lands & Resources Director
- Peter Graham, Consultation Supervisor, Land Use Unit
- Phil Monture, Land Rights Consultant
- Tayler Hill, Lands & Resources Assistant Director

Walker Environmental

- Elizabeth Duguay, Planning & Community Engagement Lead
- Darren Fry, Project Director (Not in attendance)

GHD

- Blair Shoniker, Senior Waste & Environmental Planner

#### **Topics Discussed:**

1. Introductions
2. Walker Environmental Overview
3. South Landfill Phase 2 – Project Introduction
4. Environmental Assessment & Approvals Process
5. Engagement & Consultation with Six Nations of the Grand River
6. Next Steps

## Meeting Notes:

Questions/Comments (Actions/responses in italics)	Action
<p>Request to review ARA documentation for the existing Walker Brothers Quarry to obtain background information on the area, studies performed, mitigation measures, etc.</p> <p><i>Walker to provide SNEC CAP team with available approval/technical documentation.</i></p>	Walker
<p>Question regarding the volume incoming to South Landfill Phase 1 from Commercial &amp; Institutional customers in the GTA.</p> <p><i>Approximately 50% of waste received is from the Niagara Region. The remainder is received from businesses, institutions, and surrounding communities primarily, but not limited to, the GTHA. Walker to provide a summary of the larger customers/haulers at next meeting.</i></p>	Walker
<p>Question regarding whether Walker has a diversion program currently in place for South Landfill Phase 1.</p> <p><i>Walker has several resource recovery (diversion) programs in-place at its Resource Management Campus for materials that can be economically recovered from incoming waste. Specifically, shingles are recovered and processed to make a sustainable aggregate product. Wood waste is recovered and processed to make multiple low carbon alternative fuel products for use in steel mills, cement kilns and other industrial appliances to reduce coal and pet coke use, resulting in lower GHG emissions.</i></p> <p><i>Additionally, Walker focuses on ‘source-separation’ where recyclables and organics are separated early in the waste management chain and before they are contaminated with other wastes which makes them challenging to recover and reuse. Walker is one of Canada’s largest resource recovery companies in Canada. In 2022, we recovered over 1,050,000 tonnes of resources and turned them into sustainable products.</i></p>	Walker (Complete)
<p>SNEC CAP team provided Walker with feedback on how the community would like to be engaged throughout the Environmental Assessment process:</p> <ul style="list-style-type: none"> <li>• Avoidance first approach and use of the Mitigation Hierarchy</li> <li>• Going above and beyond Provincial/Federal mandate</li> <li>• Identification of species that are important to First Nations</li> <li>• Re-planting ratios are higher than municipal expectations (10:1 as an example) and deadfall is recommended at 1:1</li> <li>• Conservative buffers are preferred (i.e., 60 metres from watercourses) and noted the proximity of 10-Mile Creek and the Welland Canal to the proposed South Landfill Phase 2 site</li> </ul>	-



Questions/Comments (Actions/responses in italics)	Action
<p>SNEC CAP team provided Walker with recommendations on best practices for site operations:</p> <ul style="list-style-type: none"> <li>• Consider wildlife-friendly alternatives to chain link fence (which are typically used around landfill sites)</li> <li>• Litter mitigation is important</li> <li>• Use of bird and bat-friendly lighting (i.e., downcast lighting preferred)</li> </ul> <p><i>Walker currently minimizes the use of chain-link fencing and uses fence types (i.e., post and smooth wire specified wire heights) that allow movement of wildlife throughout its Campus.</i></p> <p><i>Walker employs a full-time litter collection staff around the Campus. The litter staff routinely operate offsite and at the request of neighbours to pick up non-Walker litter (i.e., illegal dumping, etc.).</i></p> <p><i>Walker will review its site lighting infrastructure and identify opportunities (where they may exist) for low light pollution lighting arrangements.</i></p>	Walker
<p>Comment that SNEC CAP team is pleased with cumulative effects approach proposed by Walker for the South Landfill Phase 2 EA</p>	-
<p>SNEC CAP team provided Walker with EA accommodation rates:</p> <ul style="list-style-type: none"> <li>• \$1,250 per meeting</li> <li>• \$125 per hour for document review</li> </ul> <p><i>Walker agreed and will provide travel disbursements/accommodations for any site visits/meetings (as it does with other Indigenous communities).</i></p>	-
<p>Walker to explore with SNEC CAP team training and job opportunities that may come from the South Landfill Phase 2 project.</p> <p><i>Walker will explore Indigenous business procurement opportunities as well.</i></p>	-
<p>SNEC CAP team mentioned working with the Kayanase Greenhouse on restoration/rehabilitation needs.</p> <p><i>Walker has worked closely with Kayanase for over 10 years including providing Carolinian tree saplings for nurse stock, purchasing regionally native trees for restoration works, and exploring the use of food waste compost for potting mixes. Walker will continue its relationship on future projects.</i></p>	-
<p>SNEC CAP team will provide their preference on restoration planning and a tree/plant list with species of importance to Indigenous peoples.</p>	SNEC CAP (complete)

Questions/Comments (Actions/responses in italics)	Action
<p>SNEC CAP team expressed interest in a tour of Walker’s Niagara Resource Management Campus, as well as the proposed Upper’s Quarry site in Spring/Summer 2024</p> <p><i>Walker to organize a tour.</i></p>	Walker
<p>SNEC CAP team suggested accommodation to be discussed further with respect to their current waste contract and rates with Walker.</p> <p><i>Walker agreed and will schedule a meeting with SNEC Public Works and CAP team to discuss further.</i></p>	Walker
<p>SNEC CAP team provided several comments on Walker Aggregates’ Uppers Quarry proposal.</p> <p><i>Walker shared this feedback with Kevin Kehl, Project Manager and will have him follow up directly with the CAP team.</i></p>	Walker (Complete)

End of notes.

Thursday, February 8, 2024 at 10:55:04 Eastern Standard Time

---

**Subject:** FW: Walker South Landfill Phase 2, Draft Meeting #1Notes  
**Date:** Friday, February 2, 2024 at 9:47:50 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** Dawnrussell@sixnations.ca  
**CC:** Darren Fry  
**Attachments:** image001.png

Hi Dawn,

We are available to meet on Wednesday, February 7 at 1:30 pm for an in-person meeting at your office.

Would you like me to send out an official meeting invite?

Thank you,  
Leticia

---

**From:** Dawn Russell <[dawnrussell@sixnations.ca](mailto:dawnrussell@sixnations.ca)>  
**Sent:** Thursday, February 1, 2024 10:53 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Walker South Landfill Phase 2, Draft Meeting #1Notes

**CAUTION: External email. Only open links/attachments from known senders**

Good morning Darren,

On behalf of Six Nations of the Grand River Elected Council (SNGREC) Lands and Resources Department Consultation and Accommodation Process (CAP) Team we are available to engage in further discussion:

Wednesday, February 7<sup>th</sup> at 1:30pm

Friday, March 15<sup>th</sup> at 1:30pm

Tuesday, March 19<sup>th</sup> at 10am

Please advise what works best for you at your earliest convenience and define your preference for an in-person or virtual meeting. If the latter please send an invitation to confirm.

Nya:weh (Thank you) and have a great day!

Dawn Russell  
Consultation Administrative Assistant  
Six Nations of the Grand River Elected Council Lands and Resources Department  
[dawnrussell@sixnations.ca](mailto:dawnrussell@sixnations.ca)  
519-753-0665 ext. 5422

Thursday, February 8, 2024 at 10:50:00 Eastern Standard Time

---

**Subject:** FW: Walker Industries - South Landfill Phase 2  
**Date:** Tuesday, February 6, 2024 at 3:16:45 PM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** South Landfill Phase 2  
**Attachments:** 2024.02.07 - South Landfill Phase 2 EA - SNGR Mtg 2 - Agenda.pdf

---

**From:** Elizabeth Duguay  
**Sent:** Tuesday, February 6, 2024 3:16 PM  
**To:** 'dawnrussell@sixnations.ca' <dawnrussell@sixnations.ca>; Lonny Bomberry <lonnybomberry@sixnations.ca>; Tayler Hill <tayler.hill@sixnations.ca>; Tanya Hill-Montour <tanyahill-montour@sixnations.ca>; Peter Graham <LRCS@sixnations.ca>; Daylon Gee <lrluo2@sixnations.ca>; Lauren Jones <laurenjones@sixnations.ca>; Lauren Vanderlingen <wsma@sixnations.ca>; Darren Fry <DFry@walkerind.com>; Leticia Koole <LKoole@walkerind.com>  
**Subject:** RE: Walker Industries - South Landfill Phase 2

Hello,

Kindly find attached the proposed agenda for tomorrow's meeting.

Please let me know if you'd like me to add any additional items for discussion.

Best,  
Elizabeth

-----Original Appointment-----

**From:** dawnrussell@sixnations.ca <dawnrussell@sixnations.ca>  
**Sent:** Friday, February 2, 2024 3:48 PM  
**To:** dawnrussell@sixnations.ca; Elizabeth Duguay; Lonny Bomberry; Tayler Hill; Tanya Hill-Montour; Peter Graham; Daylon Gee; Lauren Jones; Lauren Vanderlingen; Darren Fry; Leticia Koole  
**Subject:** Walker Industries - South Landfill Phase 2  
**When:** Wednesday, February 7, 2024 1:30 PM-3:00 PM (UTC-05:00) Eastern Time (US & Canada).  
**Where:** Dajoh Youth and Elders Centre - Cayuga Room

---

**From:** Dawn Russell <dawnrussell@sixnations.ca>  
**Date:** Friday, February 2, 2024 at 3:21 PM  
**To:** Lonny Bomberry <lonnybomberry@sixnations.ca>, Tayler Hill <tayler.hill@sixnations.ca>, Tanya Hill-Montour <tanyahill-montour@sixnations.ca>, Peter Graham <LRCS@sixnations.ca>, Daylon Gee <lrluo2@sixnations.ca>, Lauren Jones <laurenjones@sixnations.ca>, Lauren Vanderlingen <wsma@sixnations.ca>, Darren Fry <DFry@walkerind.com>, Leticia Koole <LKoole@walkerind.com>

**Subject:** Walker Industries - South Landfill Phase 2

1738 Fourth Line (West of Chiefswood Road - Six Nations Sports and Cultural Memorial Centre)  
In the heart of the Village of Ohsweken  
In-Person Meeting

# South Landfill Phase 2 EA

## Six Nations of the Grand River Meeting #2

# Agenda

**Date:** February 7<sup>th</sup>, 2024

**Time:** 1:30 – 3:00 pm

**Location:** 1738 4<sup>th</sup> Line, Ohsweken, ON N0A 1M0

**Invitees (Walker):**

Darren Fry Elizabeth Duguay

**Invitees (SNGR):**

Dawn Russell Daylon Gee Lauren Jones Lauren Vanderlingen  
Lonny Bomberry Peter Graham Tanya Hill-Montour Tayler Hill

## Meeting Agenda

1. Action Item Review
2. Update on Terms of Reference Timelines
3. Consultation, Engagement & Accommodation Discussion
4. Other

## Action Items

*From January 16<sup>th</sup>, 2024 meeting.*

Action	Responsible	Response
Provide SNEC CAP team with available approval/technical documentation on Walker Brothers Quarry.	Walker	In progress.
Provide a summary of the South Landfill's larger customers/haulers.	Walker	To be discussed at 2024-02-07 meeting.
Review site lighting infrastructure at Niagara Campus and identify opportunities (where they may exist) for low light pollution lighting arrangements.	Walker	In progress. EA Team will connect with Operations and Property Management to discuss further.
Schedule meeting with SNEC Public Works and CAP team to discuss existing SNGR waste contract and rates.	Walker	To be discussed at 2024-02-07 meeting.
Organize a tour of the Niagara Resource Management Campus.	Walker	A tour will be scheduled for Spring/Summer 2024.



**Subject:** Walker South Landfill Phase 2 EA - February 7, 2024 Meeting Notes  
**Date:** Tuesday, February 20, 2024 at 5:10:45 PM Eastern Standard Time  
**From:** Elizabeth Duguay <EDuguay@walkerind.com>  
**To:** Dawn Russell <dawnrussell@sixnations.ca>, 'lonnybomberry@sixnations.ca'  
<lonnybomberry@sixnations.ca>, Tayler Hill <tayler.hill@sixnations.ca>, Peter Graham  
<LRCS@sixnations.ca>, Lauren Vanderlingen <wsma@sixnations.ca>  
**CC:** Darren Fry <DFry@walkerind.com>, Tanya Hill-Montour <tanyahill-montour@sixnations.ca>, Daylon  
Gee <lrluo2@sixnations.ca>, Lauren Jones <laurenjones@sixnations.ca>  
**Attachments:** 2024.02.07 - South Landfill Phase 2 EA - SNGR Mtg 2 - Notes.pdf

Hello All,

Please find attached the notes from our February 7, 2024 meeting.

If you have any questions or comments upon your review of the attached, please do not hesitate to reach out.

Kind regards,  
Elizabeth

# South Landfill Phase 2 EA

## Six Nations of the Grand River Meeting #2

**Date:** February 7<sup>th</sup>, 2024  
**Time:** 1:30 – 3:00 pm  
**Location:** 1738 4<sup>th</sup> Line, Ohsweken, ON N0A 1M0

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### Attendees:

#### Six Nations of the Grand River (SNGR)

- Dawn Russell, Consultation Administrative Assistant
- Lauren Vanderlingen, Wildlife & Stewardship Technician, Lands & Resources
- Lonny Bomberry, Lands & Resources Director
- Michael Montour, Director of Public Works
- Peter Graham, Consultation Supervisor, Land Use Unit
- Tayler Hill, Lands & Resources Assistant Director

#### Walker

- Darren Fry, Project Director
- Elizabeth Duguay, Planning & Community Engagement Lead

### Topics Discussed:

1. Action Item Review
2. Update on Terms of Reference Timelines
3. Consultation, Engagement & Accommodation Discussion
4. Other

### Meeting Notes:

Comments/Questions ( <i>Actions in italics</i> )	Action
SNGR clarified that document review and meeting fees for Indigenous Communities are prescribed by MECP. Walker agreed and stated mileage would also be covered for meetings/future Walker Campus visits.	
Walker reviewed action items from January 16, 2023 meeting.  Appendix A includes a table of these items.	
<u>Item #1 – Walker Brothers Quarry Documentation</u> SNGR clarified that they are interested in the following information: <ul style="list-style-type: none"><li>• Baseline ecological conditions pre-quarry</li><li>• Archaeology studies conducted at the site</li><li>• Existing rehabilitation plan for the quarry</li></ul>	Walker





**South Landfill Phase 2 EA**  
**SNGR Meeting #2**

Comments/Questions ( <i>Actions in italics</i> )	Action
<i>Walker to retrieve available information.</i>	
<p><u>Item #2 – Walker’s Major Customers</u>  Walker indicated that approximately 50% of waste received at the South Landfill is Niagara-based and that continuing to service this region including its future growth is a priority.</p> <p>The remaining customers are from surrounding communities (Hamilton, the GTHA, and SNGR). SNGR is the furthest customer west and the furthest east is the middle of Toronto.</p>	
<p><u>Item #3 – Site Lighting Infrastructure</u>  Walker confirmed that the existing South Landfill does not operate at night and that the same will apply for Phase 2; however there may be security lighting, which Walker will design to be bird and bat friendly.</p> <p><i>Walker to connect with Walker Property Management to communicate lighting objectives at existing Campus and any maintenance/new lighting should be bat/bird friendly.</i></p>	Walker
<p><u>Item #4 – SNGR Accommodation Discussion</u>  Walker and SNGR discussed the current waste management services it provides for SNGR. They discussed opportunities to implement an organics program (i.e. advisory support, composting services, etc.)</p> <p>Other opportunities for accommodation were discussed, including:</p> <ul style="list-style-type: none"> <li>• Indigenous jobs/careers</li> <li>• Training &amp; co-op placements</li> <li>• Indigenous businesses procurement</li> <li>• Supporting clean/drinking water infrastructure investment through monetary donations and/or by providing materials (e.g., stone)</li> <li>• Support/Involvement at community events</li> </ul> <p>SNGR provided Walker with a copy of their 2023 Business Directory. Additionally, SNGR suggested that Walker get in touch with the following organizations to discuss jobs/careers/training/co-ops: Grand River Post Secondary Education Office, Grand River Employment and Training, Brantford Regional Indigenous Support Centre, and the Niagara Region Native Centre.</p>	Walker
<p><u>Item #5 – Campus Tour</u>  No update. To be scheduled in Spring/Summer 2024.  To include a visit of Walker proposed Uppers Quarry.</p>	Walker
<p>Walker provided an update on project timelines.</p> <ul style="list-style-type: none"> <li>• Draft Terms of Reference will be released on March 7, 2024</li> <li>• Final Terms of Reference submission on May 31, 2024</li> </ul> <p>Walker communicated that there will be a 45-day review period for the Draft Terms of Reference and asked SNGR whether this timeframe is</p>	

**South Landfill Phase 2 EA**  
**SNGR Meeting #2**

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Comments/Questions ( <i>Actions in italics</i> )	Action
reasonable. SNGR confirmed that 45 days will be sufficient to review and comment on the draft.	
Walker asked SNGR whether they had any further feedback/input on consultation, engagement, and accommodation.  SNGR indicated that they were thankful that Walker got in touch early and for discussing various initiatives.	
Re-naturalization of lands surrounding Walker’s Niagara Resource Management Campus was discussed. Specifically, SNGR recommended that Walker reach out to Kayanase for partnership opportunities (i.e., seed collection, advisory role, etc.).  SNGR also suggested that Walker consider the removal of invasives species at/surrounding the Campus.  <i>Walker to reach out to Kayanese and explore opportunities for invasive species removal.</i>	Walker

End of notes.

Attachements

- Appendix A: Action Items

## Appendix A

#	Action	Responsible	Response
1	Provide SNEC CAP team with available approval/technical documentation on Walker Brothers Quarry.	Walker	In progress.
2	Provide a summary of the South Landfill's larger customers/haulers.	Walker	To be discussed at 2024-02-07 meeting.
3	Review site lighting infrastructure at Niagara Campus and identify opportunities (where they may exist) for low light pollution lighting arrangements.	Walker	In progress. EA Team will connect with Operations and Property Management to discuss further.
4	Schedule meeting with SNEC Public Works and CAP team to discuss existing SNGR waste contract and rates.	Walker	To be discussed at 2024-02-07 meeting.
5	Organize a tour of the Niagara Resource Management Campus.	Walker	A tour will be scheduled for Spring/Summer 2024.

**Subject:** RE: Walker South Landfill Phase 2 - Draft Terms of Reference  
**Date:** Wednesday, February 28, 2024 at 10:48:31 AM Eastern Standard Time  
**From:** Elizabeth Duguay <EDuguay@walkerind.com>  
**To:** 'Peter Graham' <LRCS@sixnations.ca>  
**CC:** Leticia Koole <LKoole@walkerind.com>, South Landfill Phase 2 <info@southlandfillphase2.com>  
**Attachments:** image001.jpg

Wonderful, thank you Peter.

Best,  
Elizabeth

---

**From:** Peter Graham <[LRCS@sixnations.ca](mailto:LRCS@sixnations.ca)>  
**Sent:** Wednesday, February 28, 2024 10:46 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Subject:** RE: Walker South Landfill Phase 2 - Draft Terms of Reference

**CAUTION: External email. Only open links/attachments from known senders**

Good morning Elizabeth,

Thank you for asking. Please also send the document to our Laurens ([laurenjones@sixnations.ca](mailto:laurenjones@sixnations.ca); [wsma@sixnations.ca](mailto:wsma@sixnations.ca)). We don't need hardcopies.

Best, Peter

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** Wednesday, February 28, 2024 9:24 AM  
**To:** Peter Graham <[LRCS@sixnations.ca](mailto:LRCS@sixnations.ca)>  
**Cc:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Subject:** [External] Walker South Landfill Phase 2 - Draft Terms of Reference

Good morning Peter,

I hope all is well with you.

As discussed in our last meeting, we will be releasing a draft of the Terms of Reference for South Landfill Phase 2 next Thursday, March 7<sup>th</sup>.

Ahead of the release, I wanted to confirm who, in addition to yourself, should be receiving this document. Additionally, would you like us to provide any hardcopies?

Kindest regards,  
Elizabeth

**Elizabeth Duguay**  
Planning & Community Engagement Lead  
Environmental Division

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C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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# **Appendix F**

**Meetings with Indigenous Communities**

# **Six Nations of the Grand River Meetings**

**Six Nations of the Grand River  
Meeting – 2024.01.16**



# **South Landfill Phase 2 EA – Meeting Notes**

## **Six Nations of the Grand River – Elected Council**

### **Consultation and Accommodation Process**

Date: January 16, 2024

Time: 1:30 – 2:30pm

Location: 2498 Chiefswood Rd, Oshweken

---

#### **Attendees:**

Six Nations of the Grand River Elected Council (SNEC)

Consultation & Accommodation Process (CAP) Team Members

- Dawn Russell, Consultation Administrative Assistant
- Daylon Gee, Land Use Technician
- Lauren Vanderlingen, Wildlife & Stewardship Technician, Lands & Resources
- Lauren Jones, Wildlife and Stewardship Manager, Lands & Resources
- Lonny Bomberry, Lands & Resources Director
- Peter Graham, Consultation Supervisor, Land Use Unit
- Phil Monture, Land Rights Consultant
- Tayler Hill, Lands & Resources Assistant Director

Walker Environmental

- Elizabeth Duguay, Planning & Community Engagement Lead
- Darren Fry, Project Director (Not in attendance)

GHD

- Blair Shoniker, Senior Waste & Environmental Planner

#### **Topics Discussed:**

1. Introductions
2. Walker Environmental Overview
3. South Landfill Phase 2 – Project Introduction
4. Environmental Assessment & Approvals Process
5. Engagement & Consultation with Six Nations of the Grand River
6. Next Steps

## Meeting Notes:

Questions/Comments (Actions/responses in italics)	Action
<p>Request to review ARA documentation for the existing Walker Brothers Quarry to obtain background information on the area, studies performed, mitigation measures, etc.</p> <p><i>Walker to provide SNEC CAP team with available approval/technical documentation.</i></p>	Walker
<p>Question regarding the volume incoming to South Landfill Phase 1 from Commercial &amp; Institutional customers in the GTA.</p> <p><i>Approximately 50% of waste received is from the Niagara Region. The remainder is received from businesses, institutions, and surrounding communities primarily, but not limited to, the GTHA. Walker to provide a summary of the larger customers/haulers at next meeting.</i></p>	Walker
<p>Question regarding whether Walker has a diversion program currently in place for South Landfill Phase 1.</p> <p><i>Walker has several resource recovery (diversion) programs in-place at its Resource Management Campus for materials that can be economically recovered from incoming waste. Specifically, shingles are recovered and processed to make a sustainable aggregate product. Wood waste is recovered and processed to make multiple low carbon alternative fuel products for use in steel mills, cement kilns and other industrial appliances to reduce coal and pet coke use, resulting in lower GHG emissions.</i></p> <p><i>Additionally, Walker focuses on ‘source-separation’ where recyclables and organics are separated early in the waste management chain and before they are contaminated with other wastes which makes them challenging to recover and reuse. Walker is one of Canada’s largest resource recovery companies in Canada. In 2022, we recovered over 1,050,000 tonnes of resources and turned them into sustainable products.</i></p>	Walker (Complete)
<p>SNEC CAP team provided Walker with feedback on how the community would like to be engaged throughout the Environmental Assessment process:</p> <ul style="list-style-type: none"> <li>• Avoidance first approach and use of the Mitigation Hierarchy</li> <li>• Going above and beyond Provincial/Federal mandate</li> <li>• Identification of species that are important to First Nations</li> <li>• Re-planting ratios are higher than municipal expectations (10:1 as an example) and deadfall is recommended at 1:1</li> <li>• Conservative buffers are preferred (i.e., 60 metres from watercourses) and noted the proximity of 10-Mile Creek and the Welland Canal to the proposed South Landfill Phase 2 site</li> </ul>	-

Questions/Comments (Actions/responses in italics)	Action
<p>SNEC CAP team provided Walker with recommendations on best practices for site operations:</p> <ul style="list-style-type: none"> <li>• Consider wildlife-friendly alternatives to chain link fence (which are typically used around landfill sites)</li> <li>• Litter mitigation is important</li> <li>• Use of bird and bat-friendly lighting (i.e., downcast lighting preferred)</li> </ul> <p><i>Walker currently minimizes the use of chain-link fencing and uses fence types (i.e., post and smooth wire specified wire heights) that allow movement of wildlife throughout its Campus.</i></p> <p><i>Walker employs a full-time litter collection staff around the Campus. The litter staff routinely operate offsite and at the request of neighbours to pick up non-Walker litter (i.e., illegal dumping, etc.).</i></p> <p><i>Walker will review its site lighting infrastructure and identify opportunities (where they may exist) for low light pollution lighting arrangements.</i></p>	Walker
<p>Comment that SNEC CAP team is pleased with cumulative effects approach proposed by Walker for the South Landfill Phase 2 EA</p>	-
<p>SNEC CAP team provided Walker with EA accommodation rates:</p> <ul style="list-style-type: none"> <li>• \$1,250 per meeting</li> <li>• \$125 per hour for document review</li> </ul> <p><i>Walker agreed and will provide travel disbursements/accommodations for any site visits/meetings (as it does with other Indigenous communities).</i></p>	-
<p>Walker to explore with SNEC CAP team training and job opportunities that may come from the South Landfill Phase 2 project.</p> <p><i>Walker will explore Indigenous business procurement opportunities as well.</i></p>	-
<p>SNEC CAP team mentioned working with the Kayanase Greenhouse on restoration/rehabilitation needs.</p> <p><i>Walker has worked closely with Kayanase for over 10 years including providing Carolinian tree saplings for nurse stock, purchasing regionally native trees for restoration works, and exploring the use of food waste compost for potting mixes. Walker will continue its relationship on future projects.</i></p>	-
<p>SNEC CAP team will provide their preference on restoration planning and a tree/plant list with species of importance to Indigenous peoples.</p>	SNEC CAP (complete)

Questions/Comments (Actions/responses in italics)	Action
<p>SNEC CAP team expressed interest in a tour of Walker’s Niagara Resource Management Campus, as well as the proposed Upper’s Quarry site in Spring/Summer 2024</p> <p><i>Walker to organize a tour.</i></p>	Walker
<p>SNEC CAP team suggested accommodation to be discussed further with respect to their current waste contract and rates with Walker.</p> <p><i>Walker agreed and will schedule a meeting with SNEC Public Works and CAP team to discuss further.</i></p>	Walker
<p>SNEC CAP team provided several comments on Walker Aggregates’ Uppers Quarry proposal.</p> <p><i>Walker shared this feedback with Kevin Kehl, Project Manager and will have him follow up directly with the CAP team.</i></p>	Walker (Complete)

End of notes.

# South Landfill Phase 2

## Environmental Assessment



# Agenda

- Introductions
- About Walker
- Overview of South Landfill - Phase 2
- Environmental Assessment & Approvals Process
- Engagement & Consultation with Six Nations of the Grand River First Nation
- Next Steps



# Introductions/Project Team



**Darren Fry**  
Project Director



**Elizabeth Duguay**  
Planning & Community  
Engagement Lead



**Leticia Koole**  
Project Support Specialist



**Kaitlynn Valeriano**  
Communications & Community  
Outreach Manager



# Walker Overview

Building a sustainable future, **together.**



## Part of the Niagara Community for 136+ Years

- Fifth-generation, Niagara based family-owned company
- 1,200+ employees



## Committed to Resource Recovery

- Recover & repurpose landfill-bound waste into sustainable materials & products



## Niagara Resource Management Campus

- Integrated Resource & Waste Management
- Safely managed Niagara's waste for over 40 years





# Compost



Walker is the largest processor of food waste in Canada. Our composting operations help to keep food waste out of the landfill and return nutrients back to earth.

Niagara Compost Facility



# Grease Trap Services (GTS)



- Serving over 11,000 Canadian locations
- Turning organic waste into renewable energy
- Leftovers-to-Lights

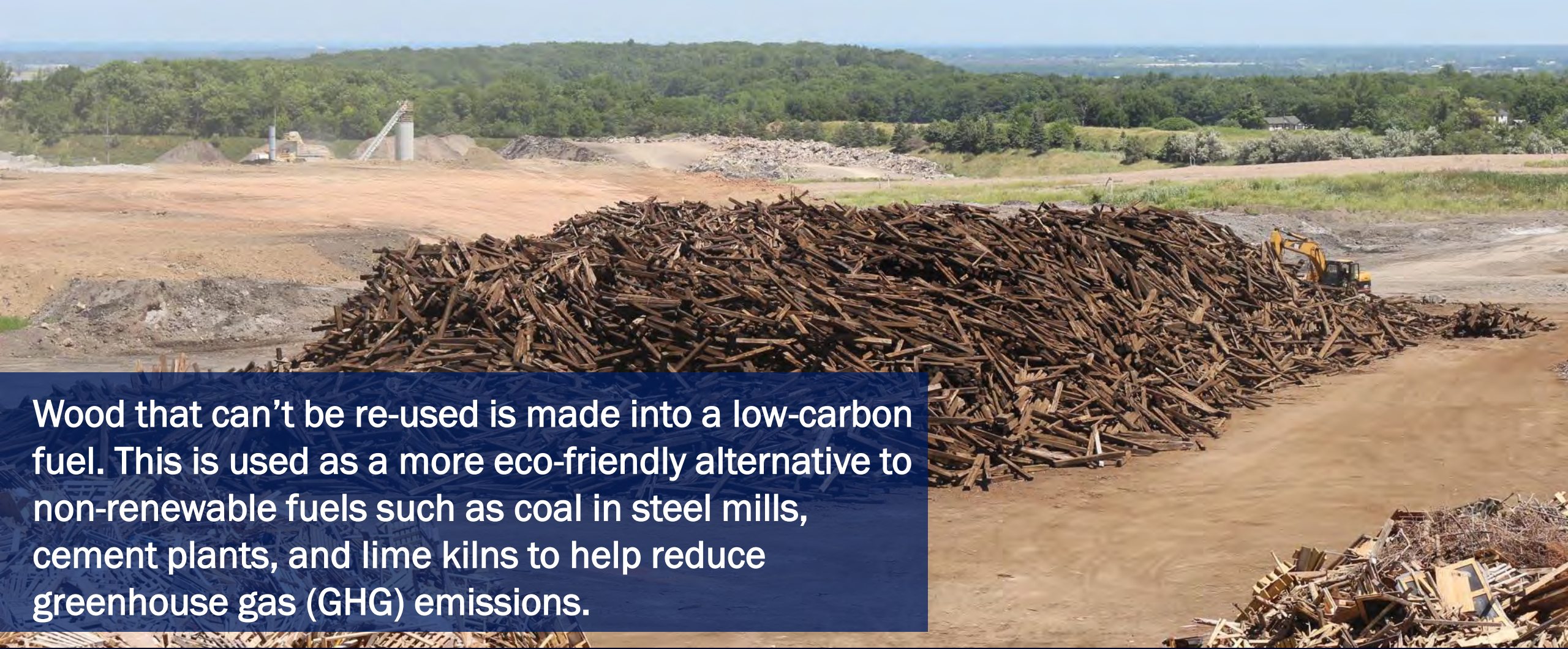


# Shingles Recycling

- Shingles are recycled into a material that can be used as a road base
- R&D and trials underway for use in operational pads, parking areas and walkways



# Low Carbon Alternative Fuels



Wood that can't be re-used is made into a low-carbon fuel. This is used as a more eco-friendly alternative to non-renewable fuels such as coal in steel mills, cement plants, and lime kilns to help reduce greenhouse gas (GHG) emissions.

# Renewable Natural Gas (RNG)



Capturing landfill gas for energy ensures odours are controlled while creating a renewable energy resource.



## Powering GM Plant

- ▶ Walker's landfill gas is being used to power the nearby GM Plant!

# Walker's Resource Management Campus



## More than a landfill

*A dynamic operation that efficiently manages waste and sustainably recovers resources.*

### Campus Operations Include:

- A** Residential Drop-off
- B** Niagara Compost Facility
- C** Resource Recovery Area
- D** N-Viro<sup>®</sup> Biosolids Facility
- E** Agricultural Rehabilitation
- F** Landfill Gas to Energy Facility
- G** Aggregates Recycling & Processing Area
- H** South Landfill



# Project Overview

Planning for long-term waste disposal capacity is increasingly important.

Despite recycling and green bin composting efforts, landfill space is still needed for non-recyclable materials.

## Phase 2 Development of the South Landfill

- State-of-the-art engineered landfill
- Designed with exceptional safety & environmental controls
- Accepts solid non-hazardous waste only
- Located immediately east of the current landfill operations
- Existing waste management infrastructure, such as the site entrance will not change



# Project Location

## Key Facility Information



1.1 million tonnes of waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~ 500 jobs supported



Renewable energy to power the equivalent of 10,000 homes

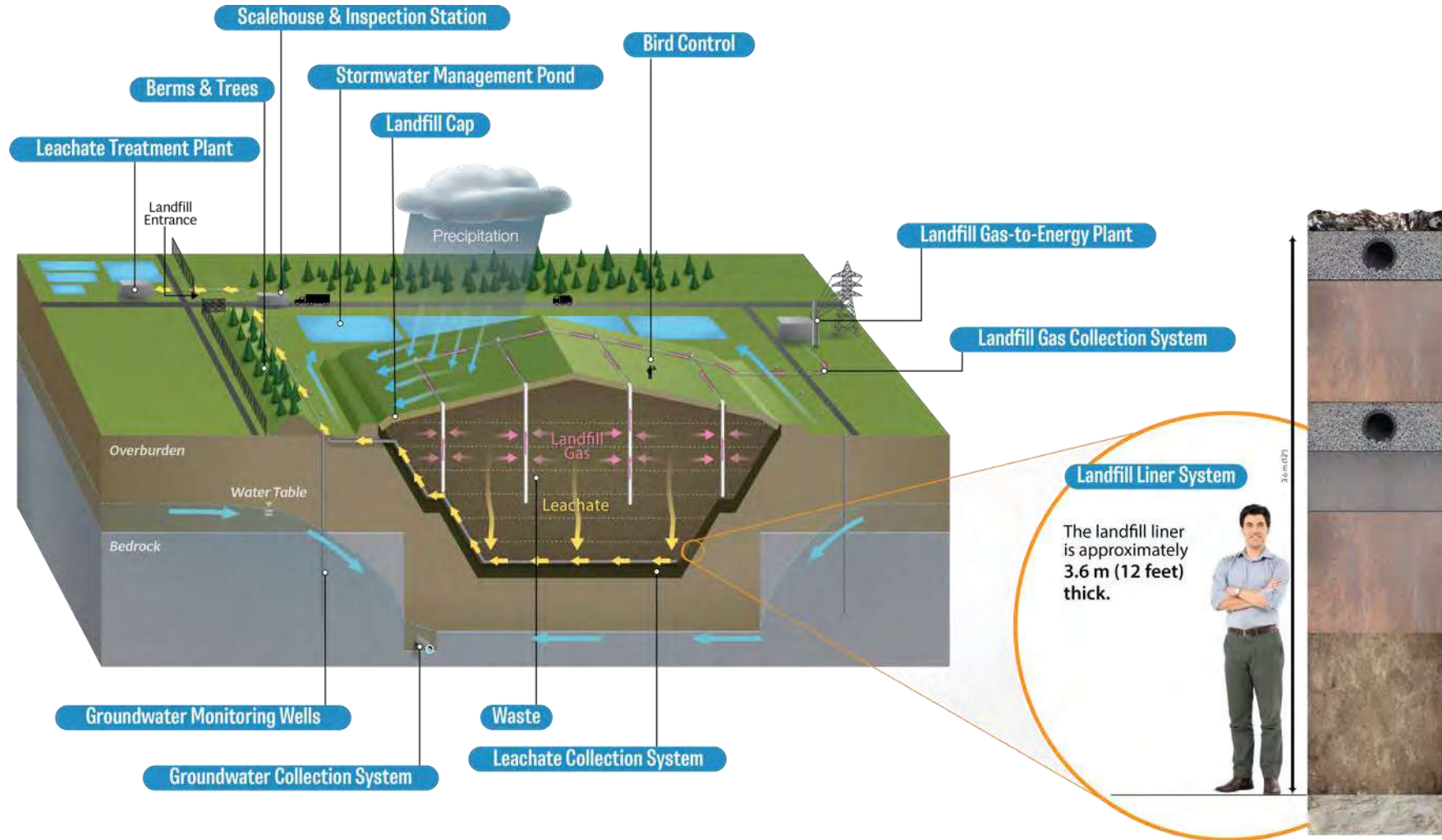




# Designed & Operated to the highest standard

## Key Features

- 12-foot multi-layer liner
- Leachate collection & treatment system
- Landfill gas collection system
- 0.75 m thick final landfill cap



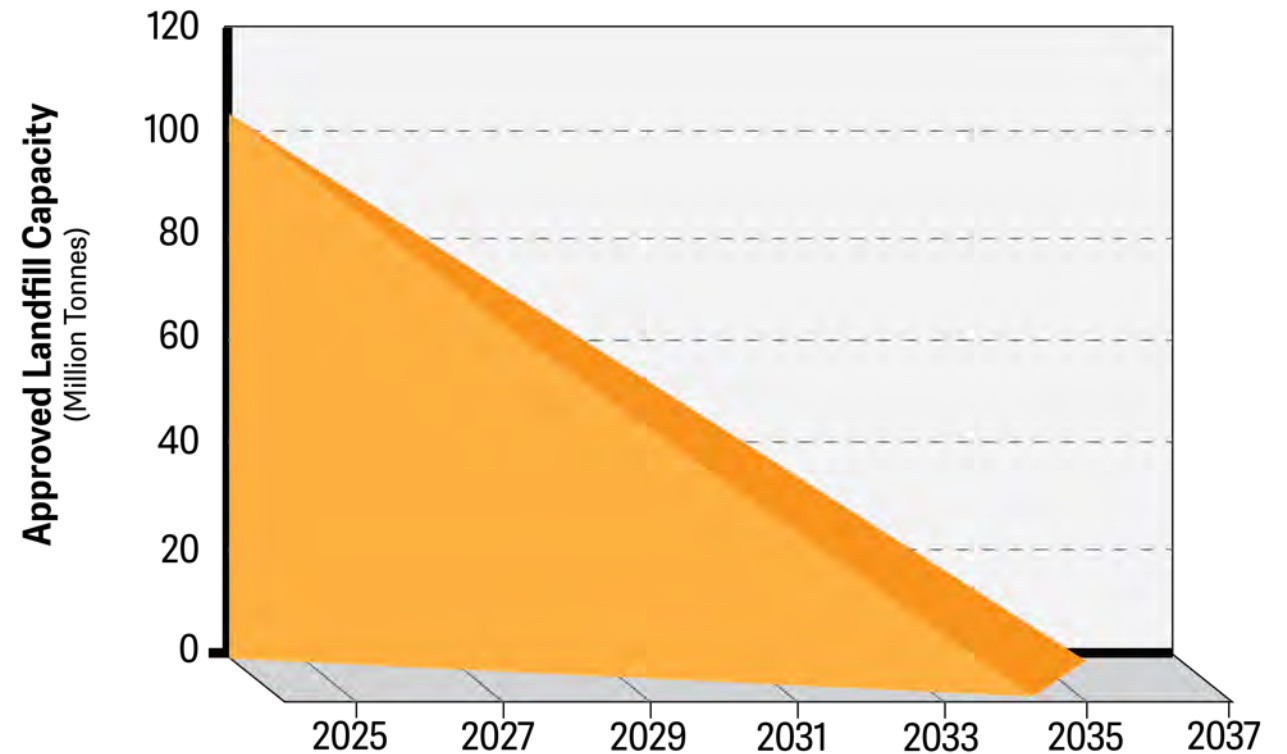
# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Ontario is expected to run out of landfill capacity by 2035

- Existing landfills are quickly filling up
- Population & waste generation are increasing
- It takes up to 10 years to develop new landfill capacity

ONTARIO'S REMAINING LANDFILL CAPACITY



<https://www.owma.org/articles/2019-owma-landfill-report>

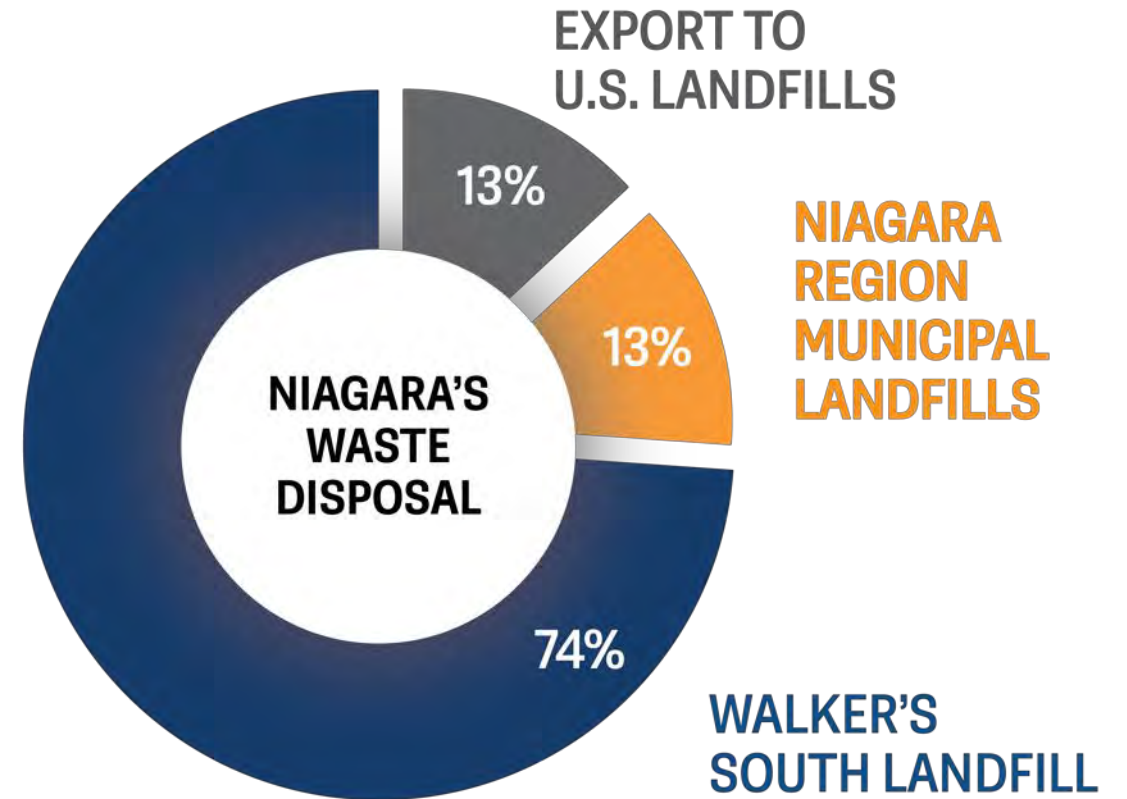


# Niagara's Waste Disposal Solution

South Landfill Phase 2

## Niagara is no exception, additional disposal capacity is needed

- Over 2/3 of Niagara's waste is currently managed at the South Landfill, which is expected to reach capacity by 2030



\* Based on historical recycling trends



# Landfill Approvals Process Overview



# Environmental Assessments

## A Two-Step Planning & Decision-Making Process

### Step 1: Terms of Reference (ToR)

- Serves as a roadmap for what will be studied in the EA & outlines the public consultation that will take place

### Step 2: Environmental Assessment (EA)

- Scientific studies identifying the effects of the project & proposed mitigation measures



# Technical Studies



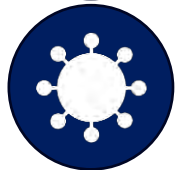
**Agriculture**



**Air Quality**



**Archaeology**



**Cumulative Effects**



**Cultural Heritage**



**Ecology**



**Economic**



**Noise**



**Social**



**Surface Water & Groundwater**



**Traffic**



**Visual**



# Project Information



## PROJECT WEBSITE

Visit to learn more &  
sign up to receive notifications  
[southlandfillphase2.com](http://southlandfillphase2.com)



## PHONE

Call us at  
1-866-699-9425



## EMAIL

Send us an email at  
[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)



## EVENTS

Attend public  
information sessions



# Consultation with Six Nations of the Grand River First Nation

- Walker respects the unique history, culture, knowledge, and rights of Indigenous Peoples
- We want to engage and consult in a way that works for the community
- Walker's consultation and engagement approach has 4 main elements:
  - Early
  - Often
  - Flexible
  - Adaptive





# Next Steps

- Walker has announced the start of the Environmental Assessment
- Draft Terms of Reference in March for review/feedback
- Finalize Terms of Reference submission in April/May
- Start the EA in late 2024
- Draft EA anticipated in late 2026



**Six Nations of the Grand River  
Meeting – 2024.02.07**

# South Landfill Phase 2 EA

## Six Nations of the Grand River Meeting #2

**Date:** February 7<sup>th</sup>, 2024  
**Time:** 1:30 – 3:00 pm  
**Location:** 1738 4<sup>th</sup> Line, Ohsweken, ON N0A 1M0

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### Attendees:

#### Six Nations of the Grand River (SNGR)

- Dawn Russell, Consultation Administrative Assistant
- Lauren Vanderlingen, Wildlife & Stewardship Technician, Lands & Resources
- Lonny Bomberry, Lands & Resources Director
- Michael Montour, Director of Public Works
- Peter Graham, Consultation Supervisor, Land Use Unit
- Tayler Hill, Lands & Resources Assistant Director

#### Walker

- Darren Fry, Project Director
- Elizabeth Duguay, Planning & Community Engagement Lead

### Topics Discussed:

1. Action Item Review
2. Update on Terms of Reference Timelines
3. Consultation, Engagement & Accommodation Discussion
4. Other

### Meeting Notes:

Comments/Questions ( <i>Actions in italics</i> )	Action
SNGR clarified that document review and meeting fees for Indigenous Communities are prescribed by MECP. Walker agreed and stated mileage would also be covered for meetings/future Walker Campus visits.	
Walker reviewed action items from January 16, 2023 meeting.  Appendix A includes a table of these items.	
<u>Item #1 – Walker Brothers Quarry Documentation</u> SNGR clarified that they are interested in the following information: <ul style="list-style-type: none"><li>• Baseline ecological conditions pre-quarry</li><li>• Archaeology studies conducted at the site</li><li>• Existing rehabilitation plan for the quarry</li></ul>	Walker



**South Landfill Phase 2 EA**  
**SNGR Meeting #2**

Comments/Questions ( <i>Actions in italics</i> )	Action
<i>Walker to retrieve available information.</i>	
<p><u>Item #2 – Walker’s Major Customers</u>  Walker indicated that approximately 50% of waste received at the South Landfill is Niagara-based and that continuing to service this region including its future growth is a priority.</p> <p>The remaining customers are from surrounding communities (Hamilton, the GTHA, and SNGR). SNGR is the furthest customer west and the furthest east is the middle of Toronto.</p>	
<p><u>Item #3 – Site Lighting Infrastructure</u>  Walker confirmed that the existing South Landfill does not operate at night and that the same will apply for Phase 2; however there may be security lighting, which Walker will design to be bird and bat friendly.</p> <p><i>Walker to connect with Walker Property Management to communicate lighting objectives at existing Campus and any maintenance/new lighting should be bat/bird friendly.</i></p>	Walker
<p><u>Item #4 – SNGR Accommodation Discussion</u>  Walker and SNGR discussed the current waste management services it provides for SNGR. They discussed opportunities to implement an organics program (i.e. advisory support, composting services, etc.)</p> <p>Other opportunities for accommodation were discussed, including:</p> <ul style="list-style-type: none"> <li>• Indigenous jobs/careers</li> <li>• Training &amp; co-op placements</li> <li>• Indigenous businesses procurement</li> <li>• Supporting clean/drinking water infrastructure investment through monetary donations and/or by providing materials (e.g., stone)</li> <li>• Support/Involvement at community events</li> </ul> <p>SNGR provided Walker with a copy of their 2023 Business Directory. Additionally, SNGR suggested that Walker get in touch with the following organizations to discuss jobs/careers/training/co-ops: Grand River Post Secondary Education Office, Grand River Employment and Training, Brantford Regional Indigenous Support Centre, and the Niagara Region Native Centre.</p>	Walker
<p><u>Item #5 – Campus Tour</u>  No update. To be scheduled in Spring/Summer 2024.  To include a visit of Walker proposed Uppers Quarry.</p>	Walker
<p>Walker provided an update on project timelines.</p> <ul style="list-style-type: none"> <li>• Draft Terms of Reference will be released on March 7, 2024</li> <li>• Final Terms of Reference submission on May 31, 2024</li> </ul> <p>Walker communicated that there will be a 45-day review period for the Draft Terms of Reference and asked SNGR whether this timeframe is</p>	

**South Landfill Phase 2 EA**  
**SNGR Meeting #2**

---

Comments/Questions ( <i>Actions in italics</i> )	Action
reasonable. SNGR confirmed that 45 days will be sufficient to review and comment on the draft.	
Walker asked SNGR whether they had any further feedback/input on consultation, engagement, and accommodation.  SNGR indicated that they were thankful that Walker got in touch early and for discussing various initiatives.	
Re-naturalization of lands surrounding Walker’s Niagara Resource Management Campus was discussed. Specifically, SNGR recommended that Walker reach out to Kayanase for partnership opportunities (i.e., seed collection, advisory role, etc.).  SNGR also suggested that Walker consider the removal of invasives species at/surrounding the Campus.  <i>Walker to reach out to Kayanese and explore opportunities for invasive species removal.</i>	Walker

End of notes.

Attachements

- Appendix A: Action Items

## Appendix A

#	Action	Responsible	Response
1	Provide SNEC CAP team with available approval/technical documentation on Walker Brothers Quarry.	Walker	In progress.
2	Provide a summary of the South Landfill's larger customers/haulers.	Walker	To be discussed at 2024-02-07 meeting.
3	Review site lighting infrastructure at Niagara Campus and identify opportunities (where they may exist) for low light pollution lighting arrangements.	Walker	In progress. EA Team will connect with Operations and Property Management to discuss further.
4	Schedule meeting with SNEC Public Works and CAP team to discuss existing SNGR waste contract and rates.	Walker	To be discussed at 2024-02-07 meeting.
5	Organize a tour of the Niagara Resource Management Campus.	Walker	A tour will be scheduled for Spring/Summer 2024.

# **Appendix G**

**Public Correspondence**

Wednesday, February 14, 2024 at 15:22:17 Eastern Standard Time

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**Subject:** FW: Walker Landfill Continuance - Notice of Commencement  
**Date:** Thursday, November 30, 2023 at 10:07:37 AM Eastern Standard Time  
**From:** Chris Breen  
**To:** South Landfill Phase 2  
**CC:** Leticia Koole

The email below went out "bcc" to the following:

Baldinelli, Tony - M.P. <[Tony.Baldinelli@parl.gc.ca](mailto:Tony.Baldinelli@parl.gc.ca)>; '[seo@pc.ola.org](mailto:seo@pc.ola.org)' (Sam Oosterhoff, MPP) ; Chuck McShane <[Chuck@nhba.ca](mailto:Chuck@nhba.ca)>; '[mpatel@niagarafalls.ca](mailto:mpatel@niagarafalls.ca)'; Ruth-Ann Nieuwesteeg <[rnieuwesteeg@niagarafalls.ca](mailto:rnieuwesteeg@niagarafalls.ca)>; Lori Lococo <[llococo@niagarafalls.ca](mailto:llococo@niagarafalls.ca)>; '[wcampbell@niagarafalls.ca](mailto:wcampbell@niagarafalls.ca)'; '[wthomson@niagarafalls.ca](mailto:wthomson@niagarafalls.ca)'; Mike Strange <[mstrange@niagarafalls.ca](mailto:mstrange@niagarafalls.ca)>; Baldinelli, Tony - M.P. <[Tony.Baldinelli@parl.gc.ca](mailto:Tony.Baldinelli@parl.gc.ca)>; '[vpietrangelo@niagarafalls.ca](mailto:vpietrangelo@niagarafalls.ca)'; '[JBurch-CO@ndp.on.ca](mailto:JBurch-CO@ndp.on.ca)'; '[JStevens-CO@ndp.on.ca](mailto:JStevens-CO@ndp.on.ca)'; '[Chris.Bittle@parl.gc.ca](mailto:Chris.Bittle@parl.gc.ca)'; '[dean.allison@parl.gc.ca](mailto:dean.allison@parl.gc.ca)'

---

**From:** Chris Breen  
**Sent:** Wednesday, November 29, 2023 5:29 PM  
**To:** Chris Breen <[CBreen@walkerind.com](mailto:CBreen@walkerind.com)>  
**Cc:** Kaitlynn Valeriano <[kValeriano@walkerind.com](mailto:kValeriano@walkerind.com)>  
**Subject:** Walker Landfill Continuance - Notice of Commencement

Good evening,

Please see the advisory linked below which will be released tomorrow morning. Please contact me at any time if I may be of assistance.

<https://www.dropbox.com/scl/fi/fyp6bzgc87wbag4yoogwa/Media-Release-South-Landfill-Phase-2-Continuation-Walker-Industries.docx?rlkey=w67z6095yhkbiiy7qae8jpv2s&dl=0>

Thanks,  
Chris  
4166053524



## MEDIA RELEASE

For Immediate Use

Thursday, Nov. 30, 2023

### Walker launches Notice of Commencement for the future development of its South Landfill

**NIAGARA, ON (Nov. 30)** - Walker Industries (Walker) today announced it has commenced its Terms of Reference for the company's proposed next phase of its South Landfill, allowing Walker to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities.

"Walker's Resource Management Campus plays a key role in helping Niagara recover resources, manage waste, and generate clean, renewable energy," said Mike Deprez, Vice President, Environmental Division. "As Niagara region continues to grow, planning for long-term waste disposal capacity is increasingly important. Walker has safely managed landfills for more than forty years and our Phase 2 development would allow us to continue to provide these critical services to residents, businesses, and municipalities."

To develop the next phase of its South Landfill, Walker has initiated an Environmental Assessment (EA). An EA sets out a planning and decision-making process that considers potential effects on the environment and surrounding community. As part of this process, Walker encourages members of the public, agencies, Indigenous communities and other interested persons to actively participate in the planning process by attending consultation opportunities or contacting staff directly.

Walker will host an initial public Open House to introduce the project, review and discuss the Environmental Assessment process and collect feedback.

**Date:** Thursday, Dec. 14

**Time:** 4 to 8 p.m.

**Location:** Club Italia, Grand Ballroom B,  
2525 Montrose Rd, Niagara Falls, ON

For further information on the process or upcoming public sessions, please contact:

**Cody Cabral**  
Media Relations, Walker Industries  
Email: [ccabral@walkerind.com](mailto:ccabral@walkerind.com)  
Phone: 289-257-0528

## ABOUT WALKER

Walker Industries, a fifth-generation, family-owned company with more than 135 years in business, operates from its base in the Niagara Region with facilities across Canada and the United States. Walker employs more than 1,200 people in environmental waste management and recovery, renewable energy, paving and construction, aggregates, and emulsions chemistries.

Visit Walker's South Landfill Phase 2 website here: <https://southlandfillphase2.com/>



**Map: Proposed South Landfill Phase 2**

Wednesday, February 14, 2024 at 15:25:12 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:00:11 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'WGates-CO@ndp.on.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning MPP Gates,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Wayne Gates, MPP**

Niagara Falls, Fort Erie & Niagara-on-the-Lake  
6746 Morrison Street, Unit 1  
Niagara Falls, ON L2E 6Z8  
[WGates-CO@ndp.on.ca](mailto:WGates-CO@ndp.on.ca)

Dear Wayne Gates,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. If you would like to discuss the project further, our team will arrange a meeting at your convenience.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project  
mailing list, please sign-up at  
[www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 15:04:43 Eastern Standard Time

---

**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:14:41 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'Tony.Baldinelli@parl.gc.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning MP Baldinelli,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Tony Baldinelli, MP**  
Niagara Falls  
107-4056 Dorchester Road  
Niagara Falls, ON L2E 6M9  
[Tony.Baldinelli@parl.gc.ca](mailto:Tony.Baldinelli@parl.gc.ca)

Dear Tony Baldinelli,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

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Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)





Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

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### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 14:58:42 Eastern Standard Time

---

**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:14:41 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'JBurch-CO@ndp.on.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning MPP Burch,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Jeff Burch, MPP**  
Niagara Centre  
60 King Street Unit 102  
Welland, ON L3B 6A4  
[JBurch-CO@ndp.on.ca](mailto:JBurch-CO@ndp.on.ca)

Dear Jeff Burch,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

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Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

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### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 15:06:29 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:14:11 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'vance.badawey@parl.gc.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning MP Badawey,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Vance Badawey, MP**  
Niagara Centre  
103-136 East Main Street  
Welland, ON L3B 3W6  
[vance.badawey@parl.gc.ca](mailto:vance.badawey@parl.gc.ca)

Dear Vance Badawey,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. If you would like to discuss the project further, our team will arrange a meeting at your convenience.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director





Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

Wednesday, February 14, 2024 at 14:56:39 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:17:24 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'dean.allison@parl.gc.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning MP Allison,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Dean Allison, MP**  
Niagara West  
4994 King Street  
Beamsville, ON L0R 1B0  
[dean.allison@parl.gc.ca](mailto:dean.allison@parl.gc.ca)

Dear Dean Allison,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

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Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

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## The Process

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*Shown: South Landfill*

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### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 15:02:33 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:14:41 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'sam.oosterhoffco@pc.ola.org'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning MPP Oosterhoff,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Sam Oosterhoff, MPP**

Niagara West  
4961 King Street East Unit M1  
Beamsville, ON L0R 1B0  
[sam.oosterhoffco@pc.ola.org](mailto:sam.oosterhoffco@pc.ola.org)

Dear Sam Oosterhoff,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

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Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.



# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

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## The Process

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*Shown: South Landfill*

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### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project  
mailing list, please sign-up at  
[www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 15:12:34 Eastern Standard Time

---

**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:13:43 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'chris.bittle@parl.gc.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Chris Bittle, MP**

St. Catharines

1-61 Geneva Street

St. Catharines, ON L2M 4M6

[chris.bittle@parl.gc.ca](mailto:chris.bittle@parl.gc.ca)

Dear Chris Bittle,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

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Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

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*Shown: South Landfill*

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### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 15:08:09 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:14:10 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'JStevens-CO@ndp.on.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning MPP Stevens,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Jennie Stevens, MPP**

St. Catharines  
209 Carlton Street Unit B  
St. Catharines, ON L2R 1S1  
[JStevens-CO@ndp.on.ca](mailto:JStevens-CO@ndp.on.ca)

Dear Jennie Stevens,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

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Darren Fry, Project Director

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.



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*Shown: South Landfill*

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Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 14:13:22 Eastern Standard Time

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**Subject:** FW: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 11:08:06 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** South Landfill Phase 2  
**Attachments:** image75e1c2.JPG

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**From:** Bart Maves <[bmaves@sbmc.ca](mailto:bmaves@sbmc.ca)>  
**Sent:** Thursday, November 30, 2023 11:07 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** Re: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

**CAUTION: External email. Only open links/attachments from known senders**

Thank you

Sent from my Bell Samsung device over Canada's largest network.

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**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Sent:** Thursday, November 30, 2023 10:26:32 a.m.  
**To:** 'bmaves@sbmc.ca' <[bmaves@sbmc.ca](mailto:bmaves@sbmc.ca)>  
**Cc:** Mike Deprez <[MDeprez@walkerind.com](mailto:MDeprez@walkerind.com)>  
**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Good morning Bart,

I received your contact information from my colleague Mike Deprez (cc'ed) and it's my understanding that you spoke to him yesterday regarding the launch of Walker's South Landfill Phase 2 project.

I'm sending along this email on behalf of Darren Fry (Project Director) with a letter attached providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,

Elizabeth Duguay

**Elizabeth Duguay**  
Project Support Specialist  
Environmental Division

---

C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

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The information contained in this electronic mail transmission may be privileged and confidential, and therefore, protected from disclosure. If you have received this communication in error, please notify us immediately by replying to this message and deleting it from your computer without copying or disclosing.



November 30, 2023

**Bart Maves**  
HRI Lodging  
[bmaves@sbmc.ca](mailto:bmaves@sbmc.ca)

Dear Bart Maves,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

On behalf of Walker Environmental Group (Walker), I would like to inform you about our plans to develop the next phase of our South Landfill in Niagara Falls, Ontario. The current phase is approaching its licensed capacity and despite recycling and Green Bin composting efforts, there is still a need for landfill space for non-recyclable materials. The next phase (Phase 2) of the South Landfill will provide safe and reliable disposal capacity for an additional 20 years, supply renewable energy to the community by turning landfill gas into energy, and continue to be a major employer in the Region.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 would be developed on Walker-owned lands, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would use existing infrastructure, such as the landfill entrance, and allow operations to seamlessly transition into a new adjacent fill area.

Before Phase 2 can be developed, it will require the completion of an Environmental Assessment (EA) under the *Environmental Assessment Act* (EAA), a Provincial environmental planning process regulated by the Ontario Ministry of the Environment, Conservation and Parks (MECP). The attached Notice of Commencement and Open House #1 signals the formal start of the EA, a study that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

Consultation with neighbours, local residents, Indigenous communities, and other stakeholders is a fundamental aspect of the EA process. We invite you to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and gather your input.

As a neighbour, your input is highly important to us, and we encourage your active participation in this process. We are committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please contact me directly or visit [southlandfillphase2.com](http://southlandfillphase2.com) to learn more.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white rectangular area.

Darren Fry, Project Director

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 11:57:18 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 1:24:54 PM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** Juteria Genya Munroe  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good afternoon Genya,

I trust all is well with you.

I'm reaching out as Walker has just announced the start of the planning process for the next phase (Phase 2) of our South Landfill at our Resource Management Campus at 2800 Thorold Towline Rd, Niagara Falls. Attached is a letter providing more information about the proposal, including the notice that was publicly distributed today.

As you will see on the attached, we reserved a room at Club Italia on December 14<sup>th</sup> for the purpose of hosting our first public event for the project.

If you could kindly forward this email to the appropriate recipient(s) at your organization, that would be greatly appreciated.

Kindest regards,  
Elizabeth



November 30, 2023

**Genya Munroe, Office Administrator**

Club Italia

2525 Montrose Road

Niagara Falls, ON L2H 0T9

[admin@clubitalia.ca](mailto:admin@clubitalia.ca)

Dear Genya Munroe,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

On behalf of Walker Environmental Group (Walker), I would like to inform you about our plans to develop the next phase of our South Landfill in Niagara Falls, Ontario. The current phase is approaching its licensed capacity and despite recycling and Green Bin composting efforts, there is still a need for landfill space for non-recyclable materials. The next phase (Phase 2) of the South Landfill will provide safe and reliable disposal capacity for an additional 20 years, supply renewable energy to the community by turning landfill gas into energy, and continue to be a major employer in the Region.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 would be developed on Walker-owned lands, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would use existing infrastructure, such as the landfill entrance, and allow operations to seamlessly transition into a new adjacent fill area.

Before Phase 2 can be developed, it will require the completion of an Environmental Assessment (EA) under the *Environmental Assessment Act* (EAA), a Provincial environmental planning process regulated by the Ontario Ministry of the Environment, Conservation and Parks (MECP). The attached Notice of Commencement and Open House #1 signals the formal start of the EA, a study that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

Consultation with neighbours, local residents, Indigenous communities, and other stakeholders is a fundamental aspect of the EA process. We invite you to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and gather your input.

As a neighbour, your input is highly important to us, and we encourage your active participation in this process. We are committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](http://southlandfillphase2.com) or contact the undersigned directly.





Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', is written over a horizontal line.

Darren Fry, Project Director

Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project  
mailing list, please sign-up at  
[www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 11:41:11 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 3:11:04 PM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'scott.dodd@enbridge.com'  
**CC:** Graham Guest  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good afternoon Scott,

I received your contact information from my colleague Graham Guest (cc'ed) who recently left you a voicemail regarding the launch of the next phase (Phase 2) of Walker's South Landfill in Niagara Falls, ON.

Attached is a letter providing more detail on the proposal, including a Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,  
Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

Scott Dodd, Director Business Development  
Enbridge Gas Inc.

Dear Scott Dodd,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more at [southlandfillphase2.com](https://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 14:02:34 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 11:26:29 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'doug.yates@gm.com'  
**CC:** Graham Guest  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning Doug,

I received your contact information from my colleague Graham Guest (cc'ed) and it's my understanding that you spoke yesterday regarding the launch of Walker's South Landfill Phase 2 project.

I'm sending along this email on behalf of Darren Fry (Project Director) with a letter attached providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,  
Elizabeth Duguay



November 30, 2023

**Doug Yates, Environment and Energy Director**  
General Motors of Canada  
[doug.yates@gm.com](mailto:doug.yates@gm.com)

Dear Doug Yates,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

On behalf of Walker Environmental Group (Walker), I would like to inform you about our plans to develop the next phase of our South Landfill in Niagara Falls, Ontario. The current phase is approaching its licensed capacity and despite recycling and Green Bin composting efforts, there is still a need for landfill space for non-recyclable materials. The next phase (Phase 2) of the South Landfill will provide safe and reliable disposal capacity for an additional 20 years, supply renewable energy to the community by turning landfill gas into energy, and continue to be a major employer in the Region.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 would be developed on Walker-owned lands, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would use existing infrastructure, such as the landfill entrance, and allow operations to seamlessly transition into a new adjacent fill area.

Before Phase 2 can be developed, it will require the completion of an Environmental Assessment (EA) under the *Environmental Assessment Act* (EAA), a Provincial environmental planning process regulated by the Ontario Ministry of the Environment, Conservation and Parks (MECP). The attached Notice of Commencement and Open House #1 signals the formal start of the EA, a study that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

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As a neighbour, your input is highly important to us, and we encourage your active participation in this process. We are committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please contact me directly or visit [southlandfillphase2.com](http://southlandfillphase2.com) to learn more.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)





Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

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will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

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Thursday, December 14th, 2023  
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## Consultation

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*Shown: South Landfill*

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### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project  
mailing list, please sign-up at  
[www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 14:26:12 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:42:56 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'chuck@nhba.ca'  
**CC:** Chris Breen  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning Chuck,

I received your contact information from my colleague Chris Breen (cc'ed) and it's my understanding that you spoke yesterday regarding the launch of Walker's South Landfill Phase 2 project.

Attached is a letter providing further information on the proposal, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,  
Elizabeth Duguay



November 30, 2023

**Chuck McShane, Executive Director**  
Niagara Home Builders' Association  
295 Ridge Road North  
Ridgeway, ON L0S 1N0  
[chuck@nhba.ca](mailto:chuck@nhba.ca)

Dear Chuck McShane,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

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Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more at [southlandfillphase2.com](https://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)



Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 14:23:17 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:48:01 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'arnie.strub@niagaraindustry.com'  
**CC:** Darren Fry  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning Arnie,

I received your contact information from my colleague Darren Fry (cc'ed) and it's my understanding that you spoke yesterday regarding the launch of Walker's South Landfill Phase 2 project.

Attached is a letter providing further information on the proposal, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,  
Elizabeth Duguay



November 30, 2023

**Arnie Strub, Executive Director**  
Niagara Industrial Association  
800 Niagara Street Unit R56  
Welland, ON L3C 5Z4  
[arnie.strub@niagaraindustry.com](mailto:arnie.strub@niagaraindustry.com)

Dear Arnie Strub,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

This letter is provided to inform you that Walker Environmental Group (Walker) is initiating an Environmental Assessment (EA) in accordance with the *Environmental Assessment Act* (EAA) to develop the next phase (Phase 2) of its South Landfill in Niagara Falls, Ontario. The current phase of the landfill is approaching its licensed capacity, and the development of Phase 2 will continue to provide the Niagara Region and surrounding communities with safe and reliable solid waste disposal services for an additional 20-year period.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 of the landfill would be developed at Walker's Campus, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would continue to use existing infrastructure, such as the landfill entrance, and allow daily operations to seamlessly transition into a new adjacent fill area.

The attached Notice of Commencement and Open House #1 Notice signals the start of the EA, a planning process that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

You are invited to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and provide input. Additionally, we will be contacting you shortly to schedule a time to meet and discuss the project further.

Your input is very important to Walker, the project, and the community. Walker is committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more at [southlandfillphase2.com](https://southlandfillphase2.com) or contact the undersigned directly.

Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', written over a white background.

Darren Fry, Project Director

2800 Thorold Towline Road, Niagara Falls, ON L2E 6S4  
[walkerind.com](http://walkerind.com)





Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

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from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

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*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 11:51:41 Eastern Standard Time

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**Subject:** FW: Notification of Planning Process for Phase 2 of the South Landfill.  
**Date:** Thursday, November 30, 2023 at 1:51:18 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** South Landfill Phase 2  
**Attachments:** image196372.JPG, image196372.JPG

RoC - Neighbours

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**From:** Shawn Jordan <[SJordan@walkerind.com](mailto:SJordan@walkerind.com)>  
**Sent:** Thursday, November 30, 2023 1:43 PM  
**To:** Mike Deprez <[MDeprez@walkerind.com](mailto:MDeprez@walkerind.com)>; Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Kaitlynn Valeriano <[kValeriano@walkerind.com](mailto:kValeriano@walkerind.com)>  
**Subject:** Fwd: Notification of Planning Process for Phase 2 of the South Landfill.

Sent from my iPhone

Begin forwarded message:

**From:** [REDACTED]  
**Date:** November 30, 2023 at 1:20:32 PM EST  
**To:** Shawn Jordan <[SJordan@walkerind.com](mailto:SJordan@walkerind.com)>  
**Subject:** Re: Notification of Planning Process for Phase 2 of the South Landfill.

**CAUTION: External email. Only open links/attachments from known senders**

Thanks for letting me know, Shawn!

On Thu, Nov 30, 2023, 11:24 a.m. Shawn Jordan <[SJordan@walkerind.com](mailto:SJordan@walkerind.com)> wrote:

Hi [REDACTED],

I wanted to let you know that today Walker has announced the start of the planning process for the next phase of our Walker landfill at the Niagara Resource Management Campus.

You'll receive a notification of this in the mail in the next few days with more information, but I wanted to make sure you were aware of the news ahead of this.

We are hosting a public information session for our neighbours and community members on Thursday, December 14th, at Club Italia in Niagara Falls from 4-8 pm to introduce the project and review and discuss the process.

More information about the project can also be found at the following website:

[www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Furthermore, [REDACTED], should you have any questions, concerns, or comments you'd like to discuss directly, feel free to reach out to me. I am happy to connect you with a member of the project team.

Our invitation for a campus tour remains open as well in case you are interested in witnessing our operations firsthand.

Take care and talk soon.

**Shawn Jordan**

General Manager, Transfer & Disposal  
Environmental Division

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T: 905-680-3739  
C: 905-687-2287  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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Wednesday, February 14, 2024 at 11:38:12 Eastern Standard Time

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**Subject:** RE: Walker, Notice - South Landfill Phase 2  
**Date:** Thursday, November 30, 2023 at 4:17:44 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** [REDACTED]

Thanks [REDACTED] – much appreciated. Hope to see you at the Holiday Gathering!  
Darren

---

**From:** [REDACTED]  
**Sent:** Thursday, November 30, 2023 4:07 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker, Notice - South Landfill Phase 2

Thanks, Darren. I have posted this on our neighbourhood FB group.

[REDACTED]

On Nov 30, 2023, at 3:58 PM, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Hi [REDACTED] – two different files sizes for you (2 MB and 200 KB). Try the larger one first.

Thanks,  
Darren

**Darren Fry**, A.Sc.T  
Project Director  
Environmental Division

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

<[imageac29d9.JPG](#)>

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**From:** [REDACTED]  
**Sent:** Thursday, November 30, 2023 3:47 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker, Notice - South Landfill Phase 2

Hello Darren. Can you convert this PDF poster to a JPG or PNG? I am having difficulties posting a PDF in Facebook. Thanks.

[REDACTED]

On Nov 30, 2023, at 11:42 AM, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Thanks for the quick response [REDACTED] and yes, my teams key mandate is engagement and consultation (so we'll be busy with lots of community meetings)!

I've copied Cody Cabral (Communications Coordinator) as he is looking after media & communications (the Lake Report would have received our media release today).

Thanks again,  
Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

[<image1340c8.JPG>](#)

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**From:** [REDACTED]  
**Sent:** Thursday, November 30, 2023 11:32 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker, Notice - South Landfill Phase 2

**CAUTION: External email. Only open links/attachments from known senders**

Hello, Darren. Thank you for thinking of me. Looks like a busy time ahead for you and Walkers. I like the idea of an article in the Lake Report. I will forward your email to my editor and pitch the idea of an article. If he is agreeable, then we can set up a meeting. I will also post the communique on our neighbourhood FB group. Thanks again.

[REDACTED]

On Nov 30, 2023, at 9:27 AM, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Good morning [REDACTED]

I'm reaching out to let you know that we're beginning the planning process to extend the life of our current landfill through the development of the next phase (Phase 2). With only 8 years of capacity remaining, its important we start

this process to ensure Niagara continues to have access to safe and reliable waste disposal services.

You'll receive a Notice that has been mailed to all Niagara-on-the-Green residents today/tomorrow but I wanted to personally reach out.

This process, called an Environmental Assessment is a multi-year process – nothing happens anytime soon. Walker will be holding multiple public events/Open Houses during the course of the process. Our first event will be Dec. 14<sup>th</sup> at Club Italia 4-8pm which will be a chance for community members to learn more about the project and process while providing feedback. We'll also be engaging neighbours directly as well to gather input/ideas/feedback so we can develop this next phase in a way that works for the community. If you would like to meet, or do an interview for the Lake Report, I would be more than happy to arrange this.

Here is the link to the project website with lots of information available ([www.southlandfillphase2.com](http://www.southlandfillphase2.com)). I've also attached a copy of the Notice that you and your neighbours will soon receive. Feel free to post this on the community Facebook page – we want to ensure as much transparency as possible in this process.

Feel free to call me direct anytime.

Regards,  
Darren

**Darren Fry**, A.Sc.T  
Project Director  
Environmental Division

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T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

[<imagefb49f7.JPG>](#)

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<Notice Commencement - South Landfill Phase2.pdf>

<Notice Commencement - Lake Report.jpg>

<Notice Commencement - Lake Report.png>

Wednesday, February 14, 2024 at 11:25:26 Eastern Standard Time

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**Subject:** FW: Notification of Planning Process for Phase 2 of the South Landfill.  
**Date:** Thursday, November 30, 2023 at 4:29:16 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** South Landfill Phase 2  
**Attachments:** image5922e4.JPG, image5922e4.JPG

RoC – Neighbour

---

**From:** Shawn Jordan <[SJordan@walkerind.com](mailto:SJordan@walkerind.com)>  
**Sent:** Thursday, November 30, 2023 4:26 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Mike Deprez <[MDepez@walkerind.com](mailto:MDepez@walkerind.com)>; Kaitlynn Valeriano <[kValeriano@walkerind.com](mailto:kValeriano@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** Fwd: Notification of Planning Process for Phase 2 of the South Landfill.

Sent from my iPhone

Begin forwarded message:

**From:** [REDACTED]  
**Date:** November 30, 2023 at 4:24:43 PM EST  
**To:** Shawn Jordan <[SJordan@walkerind.com](mailto:SJordan@walkerind.com)>  
**Subject:** Re: Notification of Planning Process for Phase 2 of the South Landfill.

**CAUTION: External email. Only open links/attachments from known senders**

Hi Shawn,  
Thanks for the update. I'll look out for your follow-up info.

Regards

[REDACTED]

On Thu, Nov 30, 2023, 10:13 Shawn Jordan <[SJordan@walkerind.com](mailto:SJordan@walkerind.com)> wrote:

Hi [REDACTED]

I wanted to let you know that today Walker has announced the start of the planning process for the next phase of our Walker landfill at the Niagara Resource Management Campus.

You'll receive a notification of this in the mail in the next few days with more information,



but I wanted to make sure you were aware of the news ahead of this.

We are hosting a public information session for our neighbours and community members on Thursday, December 14th, at Club Italia in Niagara Falls from 4-8 pm to introduce the project and review and discuss the process.

More information about the project can also be found at the following website:

[www.southlandfillphase2.com](http://www.southlandfillphase2.com)

If you have any additional questions, please feel free to reach out; my team and I are always available to meet.

I look forward to seeing you at the upcoming Holiday party.

Take care and talk soon.

**Shawn Jordan**

General Manager, Transfer & Disposal  
Environmental Division

---

T: 905-680-3739  
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Toll free: 866-694-9360  
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Wednesday, February 14, 2024 at 11:22:10 Eastern Standard Time

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**Subject:** Fwd: Walker, Notice - South Landfill Phase 2  
**Date:** Thursday, November 30, 2023 at 5:59:57 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** Kaitlynn Valeriano, Heather Flindall  
**Attachments:** imagee5926d.JPG

Heather - please add [REDACTED] to the Holiday party.

Thx  
D

---

**From:** [REDACTED]  
**Sent:** Thursday, November 30, 2023 5:56:26 p.m.  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker, Notice - South Landfill Phase 2

**CAUTION: External email. Only open links/attachments from known senders**

Your timing is perfect Darren! We would be happy to participate and would love to attend the Dec.12 Holiday Gathering. We talked about a few possibilities that day. Yes Yes we could really use some compost, things need sprucing up around here, also I will talk with the vineyard manager now that the harvest is over about the biosolids/ fertiliser for the vineyard. Is this still a possibility?

Thank Darren stay in touch

[REDACTED]

On Thu, Nov 30, 2023 at 4:38PM Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Hi [REDACTED] – I trust all is well!

As a neighbour, I'm reaching out to let you know that we're beginning the planning process to extend the life of our current landfill through the development of the next phase (Phase 2). With only 8 years of capacity remaining, it's important we start this process to ensure Niagara continues to have access to safe and reliable waste disposal services.

This process, called an Environmental Assessment is a multi-year process – nothing happens anytime soon. Walker will be holding multiple public events/Open Houses during the course of the process. Our first event will be Dec. 14<sup>th</sup> at Club Italia 4-8pm which will be a chance for community members to learn more about the project and process while providing feedback. We'll also be engaging neighbours directly as well to gather input/ideas/feedback so we can develop this next phase in a way that works for the community. If you would like to meet or schedule a call, I would be more than happy to arrange this.

Here is the link to the project website with lots of information available ([www.southlandfillphase2.com](http://www.southlandfillphase2.com)).

Feel free to call me direct anytime if you have any questions.

Also – we host a Holiday Gathering every year for neighbours and local dignitaries. This year, it will be at White Oaks on Dec. 12<sup>th</sup> 6-8:30pm. Feel free to join us – it's a great time and we have 85 RSVP'd already!!

Ps – happy to continue the discussion around a compost donation as well.

Regards,

Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

---

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
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deleting it from your computer without copying or disclosing.

Wednesday, February 14, 2024 at 10:54:06 Eastern Standard Time

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**Subject:** Walker, South Landfill Phase 2 EA - Notice  
**Date:** Friday, December 1, 2023 at 9:10:05 AM Eastern Standard Time  
**From:** Darren Fry  
**To:** 'adesouza@owma.org', 'rgill@owma.org'  
**CC:** Mike Deprez, Kaitlynn Valeriano  
**Attachments:** Notice Commencement - South Landfill Phase2.pdf, South Landfill Phase 2 Launch Talking Points.docx

Good morning Ashley and Ravneet,

Ashley – great to finally meet earlier this week!

Yesterday we announced the official start of the planning process (Environmental Assessment) to extend the life of our South Landfill by developing Phase 2. With only 8 years of capacity remaining, its important we start this process to ensure Niagara and surrounding communities continue to have access to safe and reliable waste disposal services.

I've attached the Notice of Commencement that was published in local media outlets and also communicated to over 650 local stakeholders. Initial feedback has been very positive (we work very hard at managing campus impacts while being the best neighbour we can be)! Here is the link to the project website with lots of information available ([www.southlandfillphase2.com](http://www.southlandfillphase2.com)).

If you would like to discuss the project more (i.e. key timelines/milestones), let me know – happy to provide a briefing. Additionally, I've attached some key messages we've shared with our senior managers/staff. If there is anything else I can help with let me know – we'll keep you informed throughout the process as we develop critically important resource recovery & waste management infrastructure here in the province!

Regards,  
Darren

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

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### Invitation

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Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
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Montrose Rd, Niagara Falls

## Consultation

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*Shown: South Landfill*

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### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

## South Landfill Phase 2 Launch Talking Points

### Key Messages

- Walker's Niagara Falls location has transformed into an integrated Resource Management Campus that efficiently manages waste and sustainability recovers resources. It is an integral part of the Region's waste management infrastructure.
- The South Landfill Phase 2 will continue to provide renewable energy for Niagara. Walker has launched its innovative RNG plant and can power 8700+ homes annually.
- As Niagara continues to grow, the waste generated by homes and businesses must be managed safely, responsibly, and sustainably.
- Using its existing infrastructure, Walker will extend the life of its current property by moving landfill operations to the eastern portion of its land.
- The Resource Management Campus maintains ~500 jobs in Niagara.

### Elevator Pitch

- The Walker Landfill plays a key role at Walker's Resource Management Campus which takes an innovative and integrated approach to resource recovery, renewable energy, and waste management.
- Walker has **safely** managed waste from across Niagara for over 40 years. Walker has been part of the Niagara community for over 136 years.
- The current landfill is **running out of capacity** and has only 8 years left. The current operation provides **critical** and **cost-effective disposal solutions** for local municipalities, residents, homebuilders, and many local businesses. **It's part of Niagara's critical infrastructure.**
- Developing the next phase of the South Landfill will ensure Niagara continues to have a **safe and reliable waste disposal solution**. The **Niagara Region partners with Walker** for safe disposal and management of its various waste streams including Residential Curbside Green Bin Program of food waste and leaf and yard brush, Residential Curbside Collection, Municipal Biosolids, wood and shingles recycling, and Residential drop-off services to serve the public.
- Landfills generate methane gas. At Walker, we **harness this gas from being released into the atmosphere and convert it into renewable energy**, which powers 8700+ homes annually and the St Catherines GM propulsion plant.
- There are over **500 jobs maintained** in Niagara Region with Walker's innovative Resource Management Campus.
- At Walker, **resource recovery is a top priority** which means we are continuously innovating and investing into solutions to reuse more waste and reduce its environmental impacts. The fact is some waste cannot be reused or recycled and must be safely managed in a landfill. Phase 2 of the South Landfill is a **continuation** of the existing operation. **Site activities, traffic patterns, the site entrance and operating hours will not change.**
- **We are committed to operating a safe waste management solution for Niagara.**

Wednesday, February 14, 2024 at 10:37:58 Eastern Standard Time

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**Subject:** Walker, Notice - South Landfill Phase 2 Planning Process  
**Date:** Friday, December 1, 2023 at 10:12:20 AM Eastern Standard Time  
**From:** Darren Fry  
**To:** Dennis Edell, Paul Heron, Brian Custers  
**Attachments:** Notice Commencement - South Landfill Phase2.pdf

Good morning Dennis, Paul & Brian.

I've been reaching out to community partners and wanted to let you know that Walker is beginning the planning process to extend the life of our current landfill through the development of the next phase (Phase 2). With only 8 years of capacity remaining, it's important we start this process to ensure Niagara continues to have access to safe and reliable waste disposal services.

I've attached a copy of the Notice that's been shared in the community. You can also find more info about the project and planning process at [www.southlandfillphase2.com](http://www.southlandfillphase2.com).

The process, called an Environmental Assessment is a multi-year initiative. Walker will be holding multiple public events/Open Houses during the course of the process. Our first event will be Dec. 14<sup>th</sup> at Club Italia 4-8pm which will be a chance for community members to learn more about the project and next steps while providing feedback. We'll also be engaging the community directly to gather input/ideas/feedback so we can develop this next phase of the landfill in a way that works for the community.

If you would like to meet to discuss the project, I'd be more than happy to arrange that. If you'd simply like to chat informally, happy to do so as well. I just wanted to make sure were in the loop.

Thanks and look forward to speaking soon,

Darren



# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Wednesday, February 14, 2024 at 09:55:26 Eastern Standard Time

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**Subject:** FW: Notification of Planning Process for Phase 2 of the South Landfill  
**Date:** Monday, December 4, 2023 at 3:28:12 PM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** image001.jpg, image002.png, image003.png, image004.png, image005.png, image006.png, image007.jpg

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**From:** Patti Bosco <[PBosco@walkerind.com](mailto:PBosco@walkerind.com)>  
**Date:** Monday, December 4, 2023 at 3:26 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>, Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** FW: Notification of Planning Process for Phase 2 of the South Landfill

Acknowledgment of announcement received. John has a new EA.

---

**From:** Sherry LaFratta <[SLaFratta@silvergatehomes.com](mailto:SLaFratta@silvergatehomes.com)>  
**Sent:** Monday, December 4, 2023 1:31 PM  
**To:** Patti Bosco <[PBosco@walkerind.com](mailto:PBosco@walkerind.com)>  
**Subject:** RE: Notification of Planning Process for Phase 2 of the South Landfill

**CAUTION: External email. Only open links/attachments from known senders**

Hi Patti

Please to e-meet you as well.

Thank you for the communication and this has been shared with John as well.

Take care,  
Sherry



*Building for your lifestyle... for over 35 years*

**Sherry LaFratta**  
EXECUTIVE ASSISTANT

1051 Old Thorold Stone Road, Thorold, ON L2V 3Y5

c: [905.328.5301](tel:905.328.5301)

d: [289.302.3361](tel:289.302.3361)

t: [680.680.6000](tel:680.680.6000)

f: 905.680.6025

e: [SLaFratta@SilvergateHomes.com](mailto:SLaFratta@SilvergateHomes.com)

w. [silvergatehomes.com](http://silvergatehomes.com)



*think before you print*

This message contains confidential information and is intended only for the individual named. If you are not the named addressee you should not disseminate, distribute or copy this e-mail. Please notify the sender immediately by e-mail if you have received this e-mail by mistake and delete this e-mail from your system. E-mail transmission cannot be guaranteed to be secure or error-free as information could be intercepted, corrupted, lost, destroyed, arrive late or incomplete, or contain viruses. The sender therefore does not accept liability for any errors or omissions in the contents of this message, which arise as a result of e-mail transmission. If verification is required, please request a hard-copy version.

---

**From:** Patti Bosco <[PBosco@walkerind.com](mailto:PBosco@walkerind.com)>

**Sent:** Friday, December 1, 2023 1:41 PM

**To:** Sherry LaFratta <[SLaFratta@silvergatehomes.com](mailto:SLaFratta@silvergatehomes.com)>

**Subject:** Notification of Planning Process for Phase 2 of the South Landfill

Hi Sherry,

I am the Sales Manager here at Walker – pleasure to e-meet you!

I wanted to let you and John know that yesterday Walker announced the start of the planning process for the next phase of our Walker landfill at the Niagara Resource Management Campus.

You'll receive a notification of this in the mail in the next few days with more information, but I wanted to make sure you both were aware of the news ahead of this.

We are hosting a public information session for our neighbours and community members on Thursday, December 14th, at Club Italia in Niagara Falls from 4-8 pm to introduce the project and review and discuss the process.

More information about the project can also be found at the following website:

[www.southlandfillphase2.com](http://www.southlandfillphase2.com)

Furthermore, should you or John have any questions, concerns, or comments you'd like to discuss directly, feel free to reach out to me. Furthermore, I am happy to connect John with Darren Fry, our project team lead or perhaps the three of us could meet in person when time permits.

Take care and talk soon.

Thanks, Patti

**Patti Bosco**

Sales Manager, Transfer & Disposal  
Environmental Division

---

T: 905-680-3707  
C: 905-708-7073  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**Subject:** RE: Walker, Notice - South Landfill Phase 2  
**Date:** Tuesday, December 5, 2023 at 12:26:41 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** [REDACTED]  
**CC:** Cody Cabral

Perfect.

Either entrance works but the Taylor Rd entrance near Woodend is faster. Here's some google maps directions:  
<https://maps.app.goo.gl/NByu1RXMYWd6gcGm6>

I'm in the Env. Bldg to the right of the pond – alternatively, you can call me when you arrive and I'll meet you 905.329.4265.

Let me know if there is anything else.  
Thanks,  
Darren

---

**From:** [REDACTED]  
**Sent:** Tuesday, December 5, 2023 12:07 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Cody Cabral <[CCabral@walkerind.com](mailto:CCabral@walkerind.com)>  
**Subject:** Re: Walker, Notice - South Landfill Phase 2

Wednesday afternoon at 1:00 works for me. Donna I come in off Taylor Road or off Thorold Townline?

[REDACTED]

On Dec 5, 2023, at 11:57 AM, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Hi [REDACTED] – tomorrow or Friday are pretty clear for me. Let me know which you prefer.

We should allow ~45-60min for the Campus tour and then some additional time for the interview.

Thanks,  
Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

[<imagefe59d9.JPG>](#)

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**From:** [REDACTED]  
**Sent:** Tuesday, December 5, 2023 11:36 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Cody Cabral <[CCabral@walkerind.com](mailto:CCabral@walkerind.com)>  
**Subject:** Re: Walker, Notice - South Landfill Phase 2

Good morning, Darren. I am available any day this week to come for a tour of your campus. Let me know what works for you and where to meet you. Thanks.

[REDACTED]

On Dec 1, 2023, at 10:12 AM, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Sounds good. Speak soon.  
Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

---

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

<[imageea13a5.JPG](#)>

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**From:** [REDACTED]  
**Sent:** Friday, December 1, 2023 10:12 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Cody Cabral <[CCabral@walkerind.com](mailto:CCabral@walkerind.com)>  
**Subject:** Re: Walker, Notice - South Landfill Phase 2

Hello Darren. That would be great to get to see your operation. Added info and photos for the article. My wife and I are away until later Monday. I am targeting the following week for the article. I will be in touch when we return.

[REDACTED]

On Dec 1, 2023, at 8:48 AM, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Good morning [REDACTED],

Happy to do an interview. I can do the interview with you – let me know when works best for you.

Also – I’m happy to offer you a tour of our Campus if you haven’t had the chance to see everything. We’re in the final steps of commissioning our newest addition, the Renewable Natural Gas facility which cleans landfill gas and injects into the local Enbridge system providing a local source of green natural gas!

Cody – fyi, feel free to join us.

Thanks,  
Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

[<image1dd303.JPG>](#)

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**From:** [REDACTED]  
**Sent:** Thursday, November 30, 2023 7:16 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Cody Cabral <[CCabral@walkerind.com](mailto:CCabral@walkerind.com)>  
**Subject:** Re: Walker, Notice - South Landfill Phase 2

Great, thanks! Lots of information. My article will not be in next week's edition. Will strive for the following week. I will want to meet with you or anyone else connected to this update. Let me know who best to contact.

[REDACTED]

On Nov 30, 2023, at 6:02 PM, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

The link is working for me now.

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

[<image342a86.JPG>](#)

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**From:** [REDACTED]  
**Sent:** Thursday, November 30, 2023 5:08:11 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker, Notice - South Landfill Phase 2

**CAUTION: External email. Only open links/attachments from known senders**

Hello Darren. I attempted to open the link you provided and it would not open.

On Nov 30, 2023, at 9:27 AM, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Good morning [REDACTED],

I'm reaching out to let you know that we're beginning the planning process to extend the life of our current landfill through the development of the next phase (Phase 2). With only 8 years of capacity remaining, its important we start this process to ensure Niagara continues to have access to safe and reliable waste disposal services.

You'll receive a Notice that has been mailed to all Niagara-on-the-Green residents today/tomorrow but I wanted to personally reach out.

This process, called an Environmental Assessment is a multi-year process – nothing happens anytime soon. Walker will be holding multiple public events/Open Houses during the course of the process. Our first event will be Dec. 14<sup>th</sup> at Club Italia 4-8pm which will be a chance for community members to learn more about the project and process while providing feedback. We'll also be engaging neighbours directly as well to gather input/ideas/feedback so we can develop this next phase in a way that works for the community. If you would like to meet, or do an interview for the Lake Report, I would be more than happy to arrange this.

Here is the link to the project website with lots of information available ([www.southlandfillphase2.com](http://www.southlandfillphase2.com)). I've also attached a copy of the Notice that you and your neighbours will soon receive. Feel free to post this on the community Facebook page – we want to ensure as much transparency as possible in this process.

Feel free to call me direct anytime.

Regards,  
Darren

**Darren Fry**, A.Sc.T  
Project Director  
Environmental Division

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

[<imagefb49f7.JPG>](#)

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# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



Shown: South Landfill

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)



December 5<sup>th</sup>, 2023

Darren Fry, A.Sc T

Project Director

Environmental Division

Walker Environmental Group Inc.

*Re: Letter of Support*

Dear Darren,

I am pleased to provide this letter of endorsement and support for the development of Phase 2 of your South Landfill in Niagara Falls.

Over the years we at National Grating have been pleased to know Walker as a company of high caliber and have always been impressed by your intelligent, professional, safety-oriented staff. We know Walker to be a company that puts health and safety first and notice your dedication and consideration to the communities in which you operate.

As a composites company, we are often on the cutting edge of building technology as well as critical infrastructure development. We provide our services to several environmental infrastructure companies across North America and recognize the need for additional waste management capacity in Ontario as crucial to our economic development.

We look forward to continuing our working relationship with Walker. All the best on the project and please don't hesitate to contact me should you have any need.

Sincerely,

Dylan Thomas Powell

A handwritten signature in black ink that reads 'D. Powell'.

Branch & Sales Manager



Niagara Community Foundation  
301-8 Church St.  
St. Catharines, ON L2R 3B3  
[www.niagaracommunityfoundation.org](http://www.niagaracommunityfoundation.org)

December 5, 2023

Hon. Andrea Khanjin  
Minister of Environment, Conservation and Parks  
c/o [minister.mecp@ontario.ca](mailto:minister.mecp@ontario.ca)

Dear Minister Khanjin:

As a long-time community partner and beneficiary of Walker's philanthropic leadership, the Niagara Community Foundation (NCF) is honored to provide a letter of support for Walker's proposed South Landfill Phase 2.

NCF and Walker have been in partnership since the Foundation's inception in 2000 – nearly 25 years ago. Most recently, Walker supported the NCF's work on the Great Lakes Water One (GLOW) initiative which brought together organizations from the charitable sector, municipal government and private industry to work collaboratively on an information campaign on the importance and need for "natural infrastructure" in Niagara and throughout the Greater Golden Horseshoe. Our initiative was called "Unflood Ontario." Although the website is no longer supported as the project reached its conclusion a few years ago, here is a link to our YouTube video: <https://www.youtube.com/watch?v=bR8w4sX3-nw>. Not only was Walker one of the Major Sponsors of "Unflood Ontario," but they were a leading voice & participant around our conference table. Having an organization of their stature, leadership and commitment to the environment was a huge benefit for our group and a key to our success.

Like NCF, Walker is engrained in the Niagara region and has made the future success and sustainability of Niagara its priority. Walker's leadership is known around our region and in throughout Ontario for being excellent stewards of the environment and to the communities it serves. Walker continues to play a role in the growth of the Region, while continuing to be a good neighbor and supporter of charities across the Region. It is with this knowledge and confidence that NCF wholeheartedly supports Walker's proposed South Landfill Phase 2.

Thank you for your attention to this letter. Should you have any questions, please do not hesitate to reach out to me directly at: [bryan.rose@niagaracommunityfoundation.org](mailto:bryan.rose@niagaracommunityfoundation.org) or (905)684-8688, ext. 22.

Respectfully submitted,

A handwritten signature in black ink that reads 'Bryan Rose'.

Bryan J. Rose  
Executive Director  
Niagara Community Foundation

cc: [clerk@niagarafalls.ca](mailto:clerk@niagarafalls.ca)  
[ccabral@walkerind.com](mailto:ccabral@walkerind.com)



*Attachment Is The Answer.*

December 5<sup>th</sup>, 2023

Hon. Andrea Khanjin  
Minister of Environment, Conservation and Parks  
c/o [minister.mecp@ontario.ca](mailto:minister.mecp@ontario.ca)

Dear Minister Khanjin:

RAFT has a long history of partnership with Walker's both philanthropic and working. Walker's has shown a commitment to supporting Niagara's young people for over 20 years. Recently, Walker's has supplied a work vehicle and funding for our social enterprise which aids young people in trade skills while earning a wage. Other projects have introduced our youth to environmental stewardship and ecological innovation, which they excel at. In light of this, I am pleased to provide a letter of support for Walker's proposed South Landfill Phase 2.

Like RAFT, Walker is engrained in the Niagara community, and has deep family roots here. They have always prioritized environmental innovation and sustainability its priority. I look forward to seeing Walker's continuing development in the growth of the Region, while continuing to be a good neighbor and keystone supporter of charities across the Region.

Yours very truly,

Michael Lethby M.A.  
Executive Director

cc: [clerk@niagarafalls.ca](mailto:clerk@niagarafalls.ca)  
[ccabral@walkerind.com](mailto:ccabral@walkerind.com)

Hon. Andrea Khanjin  
Minister of Environment, Conservation and Parks  
[minister.mecp@ontario.ca](mailto:minister.mecp@ontario.ca)

The Labourers' International Union of North America (LIUNA) is Canada's largest building trades union representing over 160 000 members who build and strengthen our country. Working in tandem with partners like Walker, we continue to build resilient infrastructure that attracts skilled talent and job creation, keeps our economy strong, and communities connected.

LIUNA's longstanding relationship with Walker is a testimony to our shared commitment to our workforce, industry and future of waste management solutions. For over forty years, Walker has played a key role in helping the community manage waste through safe disposal services. As Walker's existing South Landfill in Niagara Falls nears its final capacity, Walker is proposing to develop the next phase of the landfill to continue to provide waste management for local residents and businesses. We are committed to providing safe, responsible, and reliable solutions for the disposal, logistics and transfer of our community's waste.

We write to you today in our support for Walker and its proposed South Landfill Phase 2 project. Walker is not only is an industry leader in managing waste responsibly but adapts new technology and processes to recover more than 1 million tonnes of materials that would have been discarded to the landfill to create sustainable products, renewable energy, and commercial goods.

Part of the community for over 136 years, Walker's Resource Management Campus is an innovative and integrated approach to resource recovery, waste management and renewable energy. Its South Landfill plays a key role. As the Niagara region continues to grow, planning for long-term waste disposal capacity is increasingly important. Despite recycling and green bin composting efforts, landfill space is still needed for non-recyclable materials.

The South Landfill receives solid, non-hazardous industrial, commercial, and institutional (IC&I) waste from the Niagara region and surrounding communities across southwestern Ontario. Our goal is to continue innovating at the Resource Management Campus to efficiently recover resources by reducing and reusing waste materials, contributing to a circular economy, and safely managing residual waste that cannot be recycled.

Projects such as this, advance opportunities for a skilled and diverse workforce. Working with indigenous partners, women in trades and local communities we are empowering career building opportunities for a safe, skilled and productive workforce while addressing urgent infrastructure needs across the region, like the local waste management disposal at Walkers South Landfill.

Niagara's future waste management infrastructure relies on a skilled workforce and we stand in support of the future development of Walkers South Landfill and their o continued commitment to provide safe and reliable waste disposal solutions in Niagara over the next 20 years. The South Landfill plays a key role at Walker's Resource Management Campus which takes an innovative and integrated approach to resource recovery, renewable energy, and waste management.

Thank you

[clerk@niagarafalls.ca](mailto:clerk@niagarafalls.ca)  
[ccabral@walkerind.com](mailto:ccabral@walkerind.com)

**Subject:** Comment Received, Walker - Phase 2 South Landfill  
**Date:** Wednesday, December 6, 2023 at 10:23:24 AM Eastern Standard Time  
**From:** Darren Fry  
**To:** [REDACTED]

Good morning [REDACTED],

Thank you for contacting us. I see that you have inquired about questions you've submitted regarding Walker's Uppers Quarry project. I will share your inquiry with our Uppers Quarry team.

If you have any further comments or questions about Phase 2 of the South Landfill at our existing Resource Management Campus, please feel free to contact me.

Warm Regards,  
Darren

**From:** [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com) <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Date:** Tuesday, December 5, 2023 at 10:57 PM  
**To:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Subject:** New submission from Contact Form

**First Name**

[REDACTED]

**Last Name**

[REDACTED]

**Your comments and feedback**

I do not believe The Walkers Corporation care about the Environment and Communities they will be harming with there plans to take over agricultural land, beside existing subdivisions with their Plans. We have submitted questions and concerns regarding your Uppers Quarry Plans and you have not responded with science based, environmentally relevant answers. A dump behind home on wetland that are to be protected is an Environmentally harmful to rhe wildlife, water resources, fish ,, air quality and local Health and Welfare of the citizens who are living on your Plans Boarder. It is obvious you don't care and by your plans so far, not willing to mitigate the Reality of Multiple Risks your 'Plans' will impose on the Environment, wildlife, local businesses, communities and People. We chose not to live beside your present Quarries, Landfills and Dumps, but you just keep infecting the communities of Niagara for your own Profit and Exploitation of this beautiful Region. We have spoke loud and clear - Stop taking over our farmland, our forests, redirecting our streams and waterways and polluting our water, air and land. - you are not welcome or respected in the community. You are an infestation of destruction that generation will be Harmed by. No additional Quarry No Dump in Thorald / Niagara Falls - we have paid the price for your greed, far to long - Stop Walkers Uppers Quarry Proposal and Dump Plans. Shame on you for the Harmful Negative Legacy you bring to to Niagara and your name.

**Would you like to be contacted for future project updates?**

Yes

E.S. Fox Limited  
905-354-3700  
[www.esfox.com](http://www.esfox.com)



**Head Office**  
P.O. Box 1010, 9127 Montrose Road  
Niagara Falls, ON L2E 7J9

December 12, 2023

**Attn: Hon. Andrea Khanjin**  
**Minister of Environment, Conservation and Parks**

Via email: [minister.mecp@ontario.ca](mailto:minister.mecp@ontario.ca)

Dear Ms. Khanjin,

E.S. Fox Limited has been supporting Walker's operational needs for several decades here in Niagara. The continued growth of Walker's operations has been a contributing factor in our company's ability to provide sustainable employment within the Region.

E.S. Fox Limited provides Walker with electrical and mechanical construction services and they are an important customer to our business. Working alongside Walker, has given us a first-hand look at the organizations operations, their focus on safety and their desire to make the right decisions for the community and neighbours.

For these reasons, we are proud to provide this letter of support for Walker's proposed South Landfill Phase 2 development. This expansion not only offers our company and other local suppliers new opportunities, but we also recognize its importance for Niagara's growth and the urgent need for additional waste management capacity in the province.

Thank you for allowing us to provide this letter- we can be reached anytime at the number on this letter for any future discussions.

Yours sincerely,  
**E.S. Fox Limited**

A handwritten signature in black ink, appearing to read "Pat Cimek", is written over a horizontal line.

Pat Cimek  
Vice President, Construction and Fabrication Services

Cc: [clerk@niagarafalls.ca](mailto:clerk@niagarafalls.ca)  
[ccabral@walkerind.com](mailto:ccabral@walkerind.com)

December 12, 2023

Andrea Khanjin, Minister of Environment, Conservation and Parks  
Jim Diodati, Mayor of Niagara Falls and all Council Members

Sid Grabell Contracting Limited (SGC) has been supporting Walker's operational needs for more than 12 years. The continued growth of Walker's operations has been a contributing factor in our company's ability to provide sustainable employment within the region. In fact, part of the growth of our company has been from the services provided by our company to Walker's.

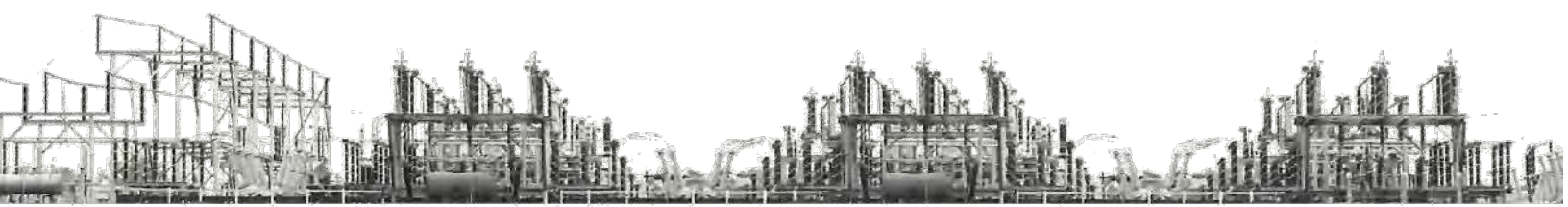
SGC provides Walker's many services including: electrical maintenance; electrical infrastructure supply and installation; high voltage electrical design, build and maintenance; generator maintenance, 24 hour emergency on-call service and various civil services such as hydro vacuuming, directional bore and trenching.

Working alongside Walker has given SGC a first-hand look at the organization's operations, focus on safety, and desire to make the right decisions for its community and neighbours. We were honored to work on the electrical portion of their Renewal Natural Gas project. Taking methane gas from the landfill and converting it into renewable energy for the natural gas distribution network demonstrates their commitment to both the environment and our community. For these reasons we are happy to provide a letter of support for Walker's proposed South Landfill Phase 2 development.

This expansion not only offers our local company and other suppliers' new opportunities, but we also recognize its importance for Niagara's growth and the urgent need for additional waste management capacity in the province.

Best regards,

Sid Grabell  
President  
Sid Grabell Contracting Limited





Wednesday, February 14, 2024 at 08:50:51 Eastern Standard Time

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**Subject:** Walker, Phase 2 Public Engagement/Input Opportunities

**Date:** Wednesday, December 13, 2023 at 8:44:22 AM Eastern Standard Time

**From:** Darren Fry

**To:** [REDACTED]

Good morning [REDACTED] – it was nice to see you last night.

I wanted to quickly follow up on our discussion regarding consultation/input opportunities. Here is some additional information:

- The Open House on Dec. 14<sup>th</sup> is the first in a series of public information/input sessions. Additional sessions will occur at key milestones through-out the planning process.
- In addition to the Dec. 14<sup>th</sup> in-person session, Walker will make the Open House materials available on it's project website ([www.southlandfillphase2.com](http://www.southlandfillphase2.com)) from Dec. 15<sup>th</sup> to Jan. 15<sup>th</sup> so members of the public can review the information and provide feedback at a time & place that works for them.
- Members of the public can also contact Walker via the project website at anytime through-out the planning process to leave a comment, ask a question or request a meeting.
- As part of the Environmental Assessment process, all input is recorded, considered and documented so the interested parties can see how their input helped inform the project.

I hope this additional information helps.

Ps – I see your note of last night and will respond to it separately and shortly.

Thanks,  
Darren

Wednesday, February 14, 2024 at 08:46:44 Eastern Standard Time

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**Subject:** RE: Walker Landfill Sites in Niagara and Elsewhere  
**Date:** Wednesday, December 13, 2023 at 12:05:11 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** [REDACTED]  
**Attachments:** Landfill Capacity Need.pdf

Hi [REDACTED],

Sorry for the delay (I had several meetings this am).

Here are some responses to your questions below:

- Walker only operates 1 landfill which is the South Landfill in Niagara. We do not own/operate landfills elsewhere in or outside of Niagara.
- Generally speaking, approximately 75% of waste generated in Niagara is currently managed by the South Landfill. This includes a portion of residential/curbside waste which is collected by the Region as well as commercial and institutional waste (i.e. businesses, schools, offices, etc.).
  - For additional context – the waste the Region collects (residential/curbside) is managed by 3 landfills in Niagara. These are Walker’s South Landfill and the Regions Humberstone Landfill in Welland and Regional Road 12 in Grimsby. This is what Geordie referenced last night during his remarks.
- Approximately 13% of waste generated in Niagara is exported to New York state to a landfill in Lewiston. The remaining approximately 13% is managed by the Region’s landfill as noted above.
- I’ve attached an info sheet for additional information.

If you’d like to chat more about waste generation/recycling (i.e. I call it Waste 101), I’d be more than happy to. For reference, a common misconception is that the waste generated at home (residential) is the only part of ones ‘waste footprint’. In reality, we generate waste at 1) home 2) work 3) and play; each is approximately 33%. I use the analogy of waste generated at an office (i.e. work) or when you go to a hockey game or movies and buy a hot dog and pop (i.e. play) in addition to the bag one puts out at the curb for bi-weekly pickup. Again, happy to chat more if you like.

I hope I’ve been helpful.

Regards,  
Darren

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**From:** [REDACTED]  
**Sent:** Tuesday, December 12, 2023 8:00 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Walker Landfill Sites in Niagara and Elsewhere

**CAUTION: External email. Only open links/attachments from known senders**

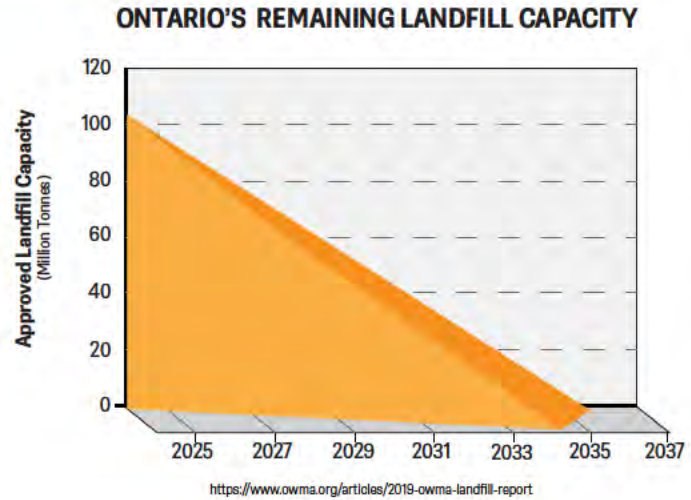
Hi Darren. Thank you so much to Walker for hosting the reception this evening. I am being asked questions about the south landfill and any other Walker landfill sites in Niagara and elsewhere outside on Niagara for Niagara based waste. Can you please comment on what percentage of Niagara waste goes into the South landfill, what percentage goes elsewhere as well as where the excess goes. Thank you.



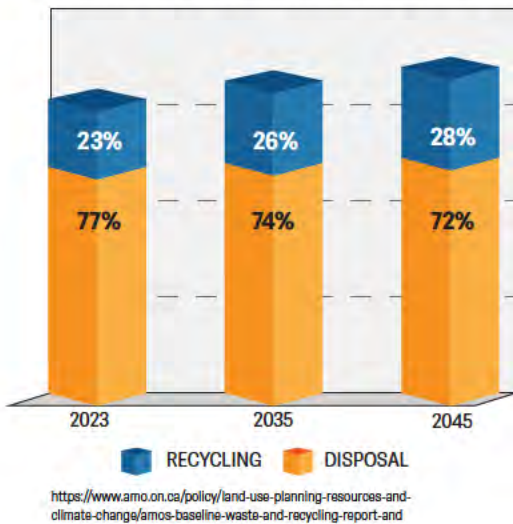
# Niagara's Waste Disposal Solution

### Ontario is expected to run out of landfill capacity by 2035

- Existing landfills are quickly filling up
- Population & waste generation are increasing
- It takes up to 10 years to develop new landfill capacity



### ONTARIO'S RECYCLING & DISPOSAL RATES

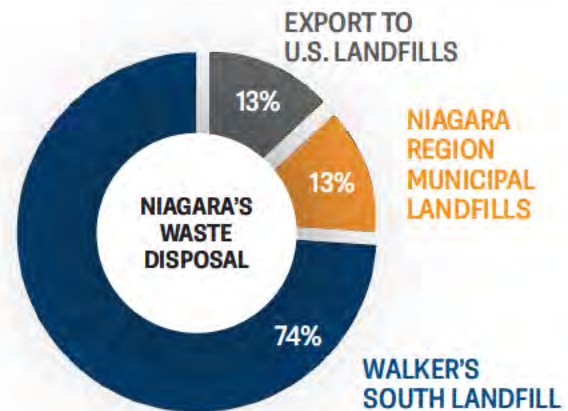


### Despite recycling efforts, there will still be materials requiring safe disposal

- Even with increased recycling and Green Bin composting, landfills are still needed to safely manage residual waste

### Niagara is no exception, additional disposal capacity is needed

- Over 2/3 of Niagara's waste is currently managed at the South Landfill, which is expected to reach capacity by 2030



\* Based on historical recycling trends



# TEAMSTERS LOCAL UNION NO. 879

*Affiliated with the International Brotherhood of Teamsters*

*President*  
**John McCann**

*Sec. Tres.*  
**Danny Mitchell**

*Vice-President*  
**Ernie Bishop**

*Recording Sec.*  
**Lenna Phenix**

*Trustees*  
**Jen Willis**  
**Ian Brown**  
**T.J. Scott**

*Bus. Agents*  
**Rick Parent**  
**Dan DiGiovanni**  
**Jay Ross**  
**Darren Hogan**  
**Joe King**  
**Kevin Quinlan**

*Membership  
Development  
Coordinator*  
**Jim Killey**

*Area Offices*  
**London**  
Tel: 519-295-5180  
Fax: 519-295-4668

**Niagara**  
Tel: 1-800-528-8879  
Fax: 905-545-4633

**Windsor**  
Tel: 519-944-9880  
Fax: 519-944-5735

December 14, 2023

Subject: Endorsement of the Continuation of the Walker South Landfill

Dear Minister Khanjin  
[minister.meccp@ontario.ca](mailto:minister.meccp@ontario.ca)

Teamsters Local 879 writes this letter to the Ministry of the Environment, Conservation and Parks to express our support for the continuation of the Walker South Landfill in Niagara Falls.

We aim to underscore the positive impact this facility has had on our community and the members we represent.

With a history spanning 136 years, Walker has been an integral part of the Niagara community, responsibly managing waste in Niagara and Southern Ontario for over four decades.

Throughout this period, Teamsters Local 879 has proudly represented Woodington Systems Inc, the waste and resource transportation division of Walker, operating from the same resource campus as the South Landfill.

Collectively, these two entities play a pivotal role in waste management and resource recovery from businesses and communities across Niagara and Southern Ontario.

Woodington sustains 26 full-time, highly skilled, and unionized positions for operators and mechanics, many of whom call Niagara home.

Over the years, Walker has consistently proven to be a reliable employer, contributing to the economic prosperity of its employees and the communities they reside in.

Further testament to Walker's commitment is its track record in environmental protection, health and safety, and community engagement.

The continuation of the Walker South Landfill and the supporting Walker Resource Campus aligns seamlessly with the objectives outlined in the Ministry's environmental policies.

.../2



This ongoing commitment positively contributes to our community and the Province.

Thank you for taking the time to consider our community's perspective on this matter.

Please contact our office if you require additional information or wish to discuss this further.

Respectfully,

A handwritten signature in black ink, appearing to read 'DM', with a large, sweeping flourish extending to the left.

Danny Mitchell  
Sec./Tres. – Teamsters Union Local 879  
Director, Solid Waste and Recycling Division – Teamsters Canada

cc: City of Niagara Falls: [clerk@niagarafalls.ca](mailto:clerk@niagarafalls.ca)  
Walker: [ccabral@walkerind.com](mailto:ccabral@walkerind.com)

DM:mh

Tuesday, February 13, 2024 at 14:40:49 Eastern Standard Time

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**Subject:** Walker EA/Open House

**Date:** Wednesday, December 20, 2023 at 1:13:09 PM Eastern Standard Time

**From:** Darren Fry

**To:** [REDACTED]

Hi [REDACTED]

Just wanted to send a quick note to say thanks for stopping by the Open House last week. Sorry I didn't get a chance to say 'hi' – it was a busy evening.

I'd like to formally engage NC as a neighbour/stakeholder during this EA process. Let me know if you have any ideas on how best to do that. We did send a notice letter to Pam Skinner and I let Evan know as well. We can chat more in the New Year.

Have a great holiday season!!!

Darren

Hon. Andrea Khanjin  
Minister of Environment, Conservation and Parks  
[minister.mecp@ontario.ca](mailto:minister.mecp@ontario.ca)  
5<sup>th</sup> Floor, 777 Bay Street  
Toronto, Ontario M7A 2J3

Via Email Only

December 21st, 2023

Minister Khanjin,

RE: Walker South Landfill Phase 2

Alfred Beam Excavating has had a decades long partnership with Walker and relies on their critical and cost-effective disposal solutions. Moreover, we often consult with Walker staff on how to meet regulations specific to projects given the complex regulatory environment. They are an extremely professional and environmentally responsible organization. We are confident they would be excellent stewards of the responsibility that comes with operating the proposed landfill.

As a satisfied customer, we are pleased to provide this letter of support for Walker, and its proposed South Landfill Phase 2.

Alfred Beam Excavating Limited



---

Mr. Thomas Stack, CPA, MBA

CC (via email):

[clerk@niagarafalls.ca](mailto:clerk@niagarafalls.ca)

[ccabral@walkerind.com](mailto:ccabral@walkerind.com)





**Subject:** RE: Waste Facility Consultation

**Date:** Friday, December 22, 2023 at 9:59:13 AM Eastern Standard Time

**From:** Darren Fry

**To:** [REDACTED]

**CC:** [REDACTED] Elizabeth Duguay

Hello [REDACTED] and thank you for contacting us and providing input into the Environmental Assessment (EA) for Phase 2 of our South Landfill. I've reviewed your comments and am able to provide some responses and additional information. I've itemized your comments below:

### 1. Send information about future virtual meetings

- Response:
  - Sorry that we weren't able to attend our Open House on Dec. 14<sup>th</sup>. To ensure the information was available for all interested members of the public, we are providing a virtual version of the event which you can find at <https://southlandfillphase2.com/virtual-open-house>. You can review the information and provide feedback until January 15th, 2024. The Open House event materials will also be archived on our project website.
  - You can subscribe for updates through our main project page at <https://southlandfillphase2.com/>. Alternatively, with your permission, our team can make note of your e-mail address and add it to our contact list for future project updates.
  - Walker values community input and we will provide public consultation opportunities at key milestones throughout this planning process. Lastly – feel free to contact me directly anytime.

### 2. Encroachment of naturalized areas surrounding the existing quarry/future landfill

- Response:
  - One of the key reasons Walker has identified the quarry as a suitable candidate for the development of the next phase of the South Landfill is that it is a current existing industrial land use and this minimizes the need to develop green space such as agricultural lands or forested areas.
  - The current concept for the project does not envision any significant disturbance to forested areas outside of the existing quarry footprint.
  - As part of the EA, many studies will be done including an ecological (terrestrial and aquatic) study to minimize impact to the natural environment.
  - Reforestation and naturalization plays an important role in Walker's long-term vision of its properties and we will look at opportunities to increase forest canopy, habitat and ecological diversity on buffer lands around the project site.

### 3. Suggested north/south corridor for wildlife movement

- Response:
  - As noted above, as this planning process progresses, the development of detailed plans (i.e. buffer land uses, end use of the landfill once capped and closed) will occur and we'll note your feedback regarding habitat diversity and wildlife corridors (noting connectivity to the escarpment lands to the north of the project site).
  - There will be additional opportunities for review/feedback as the process moves forward.

#### **4. Underutilized/unutilized land should be naturalized**

- Response:
  - Walker has an ongoing program to evaluate land use and identify opportunities for improvement. Some recent examples include the transitioning of marginal farmland back to a naturalized state (forest, meadow, etc). We work closely with community partners such as Niagara College, Vineland Research and Indigenous communities to identify opportunities for land improvement opportunities that help meet the needs of the community.

#### **5. Presence of Species-at-Risk and proposed mitigation measures**

- Response:
  - As part of the EA, the ecological study will identify the presence of any Species-at-Risk and mitigation/management options (such as habitat improvement).

#### **6. Leachate Management & Treatment**

- Response:
  - Ontario laws/regulations for landfill operations require landfills to capture leachate (via bottom liner systems and leachate collection systems) so it can be treated. This is the case with our currently operating Phase 1 of the South Landfill. More information can be found on our project website.
  - As part of the EA, we will be assessing treatment options which include system capacities and other considerations such as storage during precipitation events, etc.

#### **7. Planning for the landfill should work in tandem with increasing composting efforts**

- Response:
  - Agree. Walker composts all of the Green Bin organic materials from Niagara Region at its Resource Management Campus in Niagara Falls (where the South Landfill is also located). We work closely with the Region and the community at large to help raise awareness (talks in school, community events and outreach, etc.) of the importance of using green bin as well as blue and grey bin programs. Over the last year, Walker has invested significantly and expanded our compost facilities to support increased diversion of organic materials. The end-product, compost is then used to return vital nutrients and organic matter back to the land. Walker is actually the largest composter of food waste in Canada. Here's a link to some info you might find interesting <https://walkerind.com/sustainability-2022/>
  - Organic matter that ends up in the landfill creates landfill gas which Walker collects and uses to generate renewable electricity and natural gas which reduce Niagara's reliance on fossil based energy sources. Currently, we generate the equivalent amount of renewable energy at our Niagara Campus to power 25,000 homes.

#### **8. Suggestion to use clear garbage bags to encourage composting**

- Response:
  - Thank you. This is a great idea to increase participation in the Region's Green Bin program. We will share this feedback with staff at the Niagara Region as well as local elected officials.

Thanks again for this very thoughtful and informative feedback. I hope my responses were helpful. Please feel free to subscribe to our project website (noted above) if you would like to be contacted directly for updates on the project.

Warm regards and Happy Holidays!  
Darren

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**From:** [REDACTED]  
**Sent:** Wednesday, December 20, 2023 4:02 PM  
**To:** contact.walkerind.com <[contact@walkerind.com](mailto:contact@walkerind.com)>;  
**Subject:** Waste Facility Consultation

**CAUTION: External email. Only open links/attachments from known senders**

I was not able to attend the Public Meeting on the waste facility that Walker had a few weeks ago. Please send me any links or notices about future virtual meetings.

There are a few matters that I would like to comment about at the outset. First one of the good things about the existing quarry that is going to be converted into a landfill, is that there is an existing forest that was planted as a buffer. I hope that this forest and other existing natural areas that serve as a buffer will not be encroached upon by the new landfill.

It is to be hoped that in addition to a mere buffer, the opportunity will be taken to have a north south corridor through the length of the new facility in in proximity to existing buffers for wildlife movement. Any land that is not needed for landfill purposes, should be put into some form of natural habitat. While forests are the norm for this area, the exact nature of the habitat could be determined through a process of public consultation. Studies should be published to demonstrate what Species At Risk currently exist in the area, so that the buffer can be designed to improve their habitat.

The new landfill should have facilities to collect any leachate which should be directed to the sewage treatment system. This needs to be carefully designed to avoid overloading this system, perhaps with shut off valves to prevent discharges during precipitation events.

Planning for the landfill needs to be done in connection with having better programs to reduce compostable waste. Niagara's rate of waste reduction is significantly less than the most successful municipality in the province, Markham. One way of reducing compostable waste is to have clear bags, which produces moral suasion against putting compostable material into garbage bags. Compostable material in garbage is the biggest source of leachate.

Keeper of the Flame



Dec 27, 2023

Hon. Andrea Khanjin

Minister of Environment, Conservation & Parks

Re: Walker's South Landfill Ph2

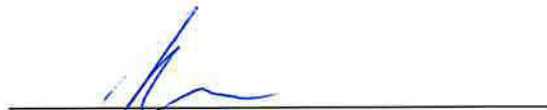
SilverLine Group Inc and SilverGate Homes both have had a longstanding partnership with Walker and rely on their critical and cost-effective disposal solutions. Walker continues to provide competitive prices, reliable capacity and disposal solutions, and great customer service to both our companies.

As a satisfied customer, SilverLine Group Inc is happy to provide this letter of support for Walker, and its proposed South Landfill Phase 2.

Our organization relies on Walker's South Landfill for our local waste management disposal solution for both our construction bin service offered by SilverLine Group across the Niagara Region and disposal solutions for our SilverGate Homes communities.

Walker not only is an industry leader in managing waste responsibly but adapts new technology and processes to recover more than 1 million tonnes of materials that would have been discarded to the landfill to create sustainable products, renewable energy, and commercial goods.

Thank you for your consideration



John Passero, President



Tim Nurton, General Manager SilverLine Group



1755 Stevensville Rd., Stevensville, ON L0S 1S0  
P: 905-382-2393 F: 905-382-2706

December 29, 2023

Hon. Andrea Khanjin  
Minister of Environment,  
Conservation and Parks

Via email: [minister.mecp@ontario.ca](mailto:minister.mecp@ontario.ca)

**Re: Letter of support for Walker, and its proposed South Landfill Phase 2**

V. Gibbons Contracting Ltd. has had a longstanding partnership with Walker and relies on their critical and cost-effective disposal solutions Walker continues to provide competitive prices, reliable capacity and disposal solutions, and great customer service.

As a satisfied customer, V. Gibbons Contracting Ltd. is happy to provide this letter of support for Walker, and its proposed South Landfill Phase 2.

Our organization relies on Walker's South Landfill for our local waste management disposal solution.

Walker not only is an industry leader in managing waste responsibly but adapts new technology and processes to recover more than 1 million tonnes of materials that would have been discarded to the landfill to create sustainable products, renewable energy, and commercial goods.

You may contact me directly on my cell phone at 905-651-3274 or by email at [v.gibbons@vgibbonscontracting.com](mailto:v.gibbons@vgibbonscontracting.com)

Yours truly,

A handwritten signature in blue ink, appearing to read "Vaughn Gibbons", is written over a large, faint watermark of the company logo.

Vaughn Gibbons  
President  
V. Gibbons Contracting Ltd.

cc: [clerk@niagarafalls.ca](mailto:clerk@niagarafalls.ca)  
[ccabral@walkerind.com](mailto:ccabral@walkerind.com)





January 12<sup>th</sup>, 2024

Hon. Andrea Khanjin  
Minister of Environment, Conservation and Parks  
777 Bay St- 5th Floor  
Toronto, ON  
M7A 2J3

RE: Proposed South Landfill Phase 2

Peters Construction Group has had a longstanding partnership with Walker and relies on their critical and cost-effective disposal solutions on many of our projects.

Walker not only is an industry leader in managing waste responsibly but adapts new technology to create sustainable products, renewable energy, and commercial goods.

Walker continues to provide competitive prices, reliable capacity and great customer service. As a satisfied customer, Peters Construction Group is happy to provide this letter of support for Walker, and its proposed South Landfill Phase 2.

Sincerely,

A handwritten signature in black ink that reads "Darren Peters". The signature is fluid and cursive, with a long horizontal stroke extending to the right.

Darren Peters, President  
Peters Constriction Group

Tuesday, February 13, 2024 at 13:30:19 Eastern Standard Time

**Subject:** RE: New submission from Contact Form  
**Date:** Wednesday, January 17, 2024 at 2:16:26 PM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** [REDACTED]

Good afternoon [REDACTED],

This email is to confirm that our team has added your information to our contact list for the South Landfill Phase 2 project.

Please feel free to reach out to me directly should you have any questions.

Kind regards,  
Elizabeth

---

**From:** [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com) <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Date:** Friday, January 12, 2024 at 4:02 PM  
**To:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Subject:** New submission from Contact Form

First Name

[REDACTED]

Last Name

[REDACTED]

Address

[REDACTED]

Email

[REDACTED]

Phone

[REDACTED]

Would you like to be contacted for future project updates?

Yes

Tuesday, February 13, 2024 at 13:06:18 Eastern Standard Time

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**Subject:** FW: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Friday, January 19, 2024 at 10:27:45 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** image001.jpg, image002.png, image003.jpg

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**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Date:** Friday, January 19, 2024 at 10:17 AM  
**To:** 'Fast, Colleen' <[Colleen.Fast@dshn.org](mailto:Colleen.Fast@dshn.org)>  
**Cc:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>, Kaitlynn Valeriano <[kValeriano@walkerind.com](mailto:kValeriano@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Good morning Colleen & Happy New Year!

I'm following up on Darren's note below to coordinate a meeting to introduce our proposal for the next phase of our South Landfill (Phase 2) and to discuss collaboration opportunities on environmental initiatives.

I've proposed a few meeting options below for the week of February 5<sup>th</sup>:

- Wednesday, February 7<sup>th</sup>, 9:00 – 10:30am
- Thursday, February 8<sup>th</sup>, 1:30 – 3:00pm
- Friday, February 9<sup>th</sup>, 1:30 – 3:30pm

Please let me know if any of these dates work on your end. We are happy to host at our office.

Kind regards,  
Elizabeth

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**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Thursday, November 30, 2023 2:45 PM  
**To:** 'Fast, Colleen' <[Colleen.Fast@dshn.org](mailto:Colleen.Fast@dshn.org)>  
**Cc:** Kaitlynn Valeriano <[kValeriano@walkerind.com](mailto:kValeriano@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Hi Colleen – we'll make a note to reach out to you in the new year.

With regard to collaborating on environmental initiatives and education at your Living Campus, we would be more than happy to. We actively speak at schools, tour school groups around our Campus and



support raising awareness on environmental initiatives.

We've built compost boxes with Indigenous schools to promote composting of food leftovers from school lunches, to tree planting, to working with Eco Teams around what materials belong in what bins and what not to do (i.e. ensure containers are rinsed or reuse ideas). More recently, we supported Dr. McNamara and her Recess Project with the NCDSB – here's a video if you're not familiar ([https://youtu.be/dCTm\\_9pZABI?si=e5Rwru3BTONr1IVl](https://youtu.be/dCTm_9pZABI?si=e5Rwru3BTONr1IVl)). We are aligned in our passion to raise awareness around environmental issues/opportunities!

I've copied Kaitlynn on our team and we'll surely reach out in January for a focused discussion on this exciting opportunity!

Thanks again and feel free to reach out anytime,

Regards,  
Darren

---

**From:** Fast, Colleen <[Colleen.Fast@dsbn.org](mailto:Colleen.Fast@dsbn.org)>

**Sent:** Thursday, November 30, 2023 1:57 PM

**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>

**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Hi Darren

Sounds great – feel free to email me in January and we can set something up.

I had planned to connect with Walker Environmental in the new year. During the month of April, we will be hosting some of our Eco Schools at the Campus. We are working on specialized programs for those days that focus on the environment. I'm planning on some tree planting and was wondering if any of your staff visit schools or outdoor organizations with activities that focus on the environment? We'd love to include some community partners who would be able to provide interactive outdoor activities the bring awareness/action of environmental issues and the role their organizations play in combatting climate change and other environmental factors.

If you do that kind of thing and are interested let me know and we can discuss in the new year as well.

Thanks!  
Colleen

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**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Sent:** Thursday, November 30, 2023 11:34 AM

**To:** Fast, Colleen <[Colleen.Fast@dsbn.org](mailto:Colleen.Fast@dsbn.org)>; Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Hello Colleen and thank you for your quick reply. I'm Darren, a Project Director here a Walker that will be managing this project.

Thanks for the address correction, we'll mail a hard copy of the Notice to the address you've noted below.

Thanks for raising this point (we also have trouble with people finding our office given the large property and multiple entrances). We've been using the term 'Resource Management Campus' for a few years now as it is fitting given the variety of environmental operations that exist here. I'll commit to taking your comments to our Marketing & Communications team and I'm sure we can create a solution that works for everyone.

Leave it with me and I'll follow up with you.

Additionally, in the new year I would be happy to schedule a meeting with you and your team to talk more about the project and next steps.

Many thanks,  
Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

---

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**From:** Fast, Colleen <[Colleen.Fast@dsbn.org](mailto:Colleen.Fast@dsbn.org)>  
**Sent:** Thursday, November 30, 2023 11:19 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

**CAUTION: External email. Only open links/attachments from known senders**

Hi

Thanks for your email.

We don't have mail delivery at our Campus so please sent to my attention at the DSBN Education Centre, 191 Carlton St., St. Catharines.

I've read though everything - since we are called the Walker Living Campus and it looks like you are thinking of using the name Walker Campus for this development I am worried that it will be confusing for our busses and parents attending our Campus.

As it is they often end up at Niagara College or other locations nearby and need to be redirected.

I'm not sure if a final decision has been made on this name but to avoid confusion for everyone I wonder if you might consider not using the word "Campus". Of course, it's totally up to you – just my first thoughts on seeing it.

Thanks so much!

Colleen

Colleen Fast  
Supervisor, Outdoor Education  
Living Campus and DSBN Adventure Campus  
DISTRICT SCHOOL BOARD OF NIAGARA  
905-688-6125 ext. 38101  
*PLAY, EXPLORE, DISCOVER*



[www.dsbni.org/OutdoorEducation](http://www.dsbni.org/OutdoorEducation)



---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>

**Sent:** Thursday, November 30, 2023 11:04 AM

**To:** Fast, Colleen <[Colleen.Fast@dsbn.org](mailto:Colleen.Fast@dsbn.org)>

**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

You don't often get email from [eduguay@walkerind.com](mailto:eduguay@walkerind.com). [Learn why this is important](#)

Good morning Colleen,

I am reaching out on behalf of my supervisor Darren Fry (cc'ed) who spoke with your colleague Owen yesterday regarding the launch of Walker's South Landfill Phase 2 project in Niagara Falls.

Attached is a letter providing further details on the proposal, including a Notice of Commencement of a Terms of Reference and Open House #1 Notice. You should also be receiving this document in the mail within the next day or so.

Sincerely,  
Elizabeth

**Elizabeth Duguay**  
Project Support Specialist  
Environmental Division

---

C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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Tuesday, February 13, 2024 at 11:04:39 Eastern Standard Time

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**Subject:** FW: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Friday, January 19, 2024 at 11:14:20 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** image001.png, image002.png, image003.png, image004.png, image005.png, image006.png, image007.jpg, image008.png, image009.png, image010.png, image011.png, image012.png, image013.png, image014.jpg

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Date:** Friday, January 19, 2024 at 11:04 AM  
**To:** 'Mishka Balsom' <[mishka@gncc.ca](mailto:mishka@gncc.ca)>  
**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>, Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>, Hugo Chesshire <[hugo@gncc.ca](mailto:hugo@gncc.ca)>  
**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Hi Mishka,

Thank you for the prompt response.

I will send out a meeting invitation to you and Hugo shortly.

We are very excited to share our plans with you!

Elizabeth

---

**From:** Mishka Balsom <[mishka@gncc.ca](mailto:mishka@gncc.ca)>  
**Sent:** Friday, January 19, 2024 10:57 AM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>; Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>; Hugo Chesshire <[hugo@gncc.ca](mailto:hugo@gncc.ca)>  
**Subject:** Re: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Hello Elizabeth,

Very much looking forward to meeting with you.

Thursday, February 08 at 10:00 am would work best for us. I have asked my colleague Hugo Chessire, Director of Policy and GR, to join us as well.

Have a great weekend.

Mishka

---

Mishka Balsom, CEO

[mishka@gncc.ca](mailto:mishka@gncc.ca)  [MishkaBalsom](https://twitter.com/MishkaBalsom)  [GNCC](https://www.facebook.com/GNCC) 

**Greater Niagara Chamber of Commerce**

80 King Street, Suite 3

St. Catharines, ON L2R 7G1

905-684-2361 ext. 227 | [gncc.ca](https://www.gncc.ca)



**As my work hours may well be different than yours, please do not feel obligated to read or respond to this message outside of your normal working day.**

---

**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>

**Date:** Friday, January 19, 2024 at 09:08

**To:** Mishka Balsom <[mishka@gncc.ca](mailto:mishka@gncc.ca)>

**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>, Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>

**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Good morning Mishka,

Happy New Year!

I'm following up on the below to arrange a meeting with GNCC to introduce the proposal for the next phase of our South Landfill (Phase 2).

I've proposed a few meeting times for the week of February 5<sup>th</sup>:

- Tuesday, February 6<sup>th</sup>, 2:00 – 3:30pm
- Thursday, February 8<sup>th</sup>, 10:00 – 11:30pm
- Friday, February 9<sup>th</sup>, 9:30 – 11:00am

Please let me know if any of these dates work for you. We are happy to either host or meet at your offices.

Kind regards,  
Elizabeth

**Elizabeth Duguay**

Planning & Community Engagement Lead  
Environmental Division

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C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**From:** Elizabeth Duguay  
**Sent:** Thursday, November 30, 2023 12:22 PM  
**To:** 'Mishka Balsom' <[mishka@gncc.ca](mailto:mishka@gncc.ca)>  
**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** RE: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Hi Mishka,

Thank you for confirming receipt.

We will be reaching out in the coming weeks to schedule a meeting with GNCC in the New Year.

Kindest regards,  
Elizabeth

---

**From:** Mishka Balsom <[mishka@gncc.ca](mailto:mishka@gncc.ca)>  
**Sent:** Thursday, November 30, 2023 12:10 PM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

**CAUTION: External email. Only open links/attachments from known senders**

Hello Elizabeth,

Thank you very much for sharing the information.

Regretfully, I will out of the office on the day of your open house but look forward to connecting upon my return.

Best,

Mishka

---

Mishka Balsom, CEO

[mishka@gncc.ca](mailto:mishka@gncc.ca)  [MishkaBalsom](https://twitter.com/MishkaBalsom)  [GNCC](https://www.facebook.com/GNCC) 

**Greater Niagara Chamber of Commerce**

80 King Street, Suite 3

St. Catharines, ON L2R 7G1

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**As my work hours may well be different than yours, please do not feel obligated to read or respond to this message outside of your normal working day.**

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**From:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>

**Date:** Thursday, November 30, 2023 at 10:34

**To:** Mishka Balsom <[mishka@gncc.ca](mailto:mishka@gncc.ca)>

**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice

Good morning Mishka,

I received your contact information from my colleague Darren Fry (cc'ed) and it's my understanding that



you spoke with him yesterday regarding the launch of Walker's South Landfill Phase 2 project.

Attached is a letter providing further information on the proposal, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,  
Elizabeth Duguay

**Elizabeth Duguay**  
Project Support Specialist  
Environmental Division

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C: 289-257-1680  
Toll free: 866-694-9360  
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Monday, February 12, 2024 at 15:33:20 Eastern Standard Time

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**Subject:** RE: Walker, Meeting Request - South Landfill Phase 2  
**Date:** Tuesday, January 23, 2024 at 1:49:35 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** 'Traci Luongo'  
**Attachments:** image001.jpg

Hi Traci,

There is no need for a meeting – I just wanted to ensure you and your team have all the information and know where to go if you have any questions. As a neighbour, you won't notice any difference in our operation but as part of the approval process I want to make sure we're as transparent as possible. We'll surely continue to rely on the great hospitality you've shown us over the years for event/meeting space and meals!!

We have a project website if you're curious or have questions ([www.southlandfillphase2.com](http://www.southlandfillphase2.com)). We'll commit to keeping you informed at key stages in the process.

Thanks again – reach out anytime if you need anything!  
Darren

---

**From:** Traci Luongo <[tluongo@whiteoaksresort.com](mailto:tluongo@whiteoaksresort.com)>  
**Sent:** Tuesday, January 23, 2024 11:27 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker, Meeting Request - South Landfill Phase 2

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Good Morning Darren,

I have spoken with the Leadership team and while it would be great to hear all about it in person everyone's schedules are so very busy! Do you happen to have something in digital (other than what you sent already) that you wanted to share? I can share it with the team and if any questions come up I can be sure to reach out?

Does this work for you?  
Thank you in advance for your complete transparency!!

Traci

**TRACI LUONGO, CMP**  
DIRECTOR OF CONFERENCE SERVICES  
phone | 905.704.5635

email | [tlungo@whiteoaksresort.com](mailto:tlungo@whiteoaksresort.com)

web | [whiteoaksresort.com](http://whiteoaksresort.com)

Take a Virtual Visit | [www.WhiteOaksVisit.com](http://www.WhiteOaksVisit.com)



On Mon, Jan 22, 2024 at 3:27 PM Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Hi Traci,

I trust all is well. As we begin the planning process to extend the life of our South Landfill by developing the next phase (Phase 2), I'm reaching out to see if you and the senior management team would be interested in meeting. We want to make sure we develop the project in a way that works for the community and it starts with hearing from our closest neighbours and community business partners.

I would be happy to provide an overview of the project and planning process, gather your feedback and answering any questions I can.

Let me know, I'm happy to provide some dates if that works for you.

Warm regards,  
Darren

**Darren Fry**, A.Sc.T  
Project Director  
Environmental Division

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
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Monday, February 12, 2024 at 14:15:52 Eastern Standard Time

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**Subject:** FW: Walker, Meeting Request - South Landfill Phase 2  
**Date:** Wednesday, January 24, 2024 at 12:08:13 PM Eastern Standard Time  
**From:** Darren Fry  
**To:** South Landfill Phase 2  
**Attachments:** image001.jpg

RoC - businesses

---

**From:** Darren Fry  
**Sent:** Wednesday, January 24, 2024 12:08 PM  
**To:** 'Tournament Coordinator RN' <[tournament@royalniagara.com](mailto:tournament@royalniagara.com)>  
**Cc:** [jchappell@kaneffgolf.com](mailto:jchappell@kaneffgolf.com)  
**Subject:** RE: Walker, Meeting Request - South Landfill Phase 2

Hi Matt – the 31<sup>st</sup> at 11 am works well. We can surely meet at Royal Niagara.

Look forward to meeting.  
Darren

---

**From:** Tournament Coordinator RN <[tournament@royalniagara.com](mailto:tournament@royalniagara.com)>  
**Sent:** Wednesday, January 24, 2024 10:34 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** [jchappell@kaneffgolf.com](mailto:jchappell@kaneffgolf.com)  
**Subject:** RE: Walker, Meeting Request - South Landfill Phase 2

Hi Darren,

Weds 31st would work, say 11am? Could we do it this end, I would like our superintendent to be present.

All the best,  
Matt

On Tue, 23 Jan 2024 18:52:52 +0000, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Hi Matt,

How would the following dates work:

Wednesday, January 31 anytime between 10 am – 12 pm  
Thursday, February 1 anytime between 10 am – 12 pm  
Friday, February 2 anytime between 10 am – 2 pm

Happy to host you here or vice versa.

Speak soon,  
Darren

---

**From:** Tournament Coordinator RN <[tournament@royalniagara.com](mailto:tournament@royalniagara.com)>  
**Sent:** Tuesday, January 23, 2024 10:13 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker, Meeting Request - South Landfill Phase 2

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Hi Darren,

Nice to meet you!

Happy to chat, Jon (superintendent) and myself are back in the office part-time; Mon-Thurs between 10-2pm. Let me know a date/ time that suits and I will make sure we are free.

Kind regards,  
Matt

On Mon, 22 Jan 2024 20:20:15 +0000, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Hello Matt,

I'm Darren, a long-time employee here at Walker and Project Director for the planning process to extend the life of our South Landfill by developing the next phase (Phase 2).

As a neighbour, I wanted to reach out and see if you would be interested in meeting to discuss our plans and gather any feedback you'd like to share. Being the best neighbour we can be is important to us and I want to make sure we get a wide range of input so we can develop the project in a way that works for the community.

Let me know – happy to grab a few coffees, come down the hill and have a chat.

Warm regards,  
Darren

**Darren Fry**, A.Sc.T  
Project Director  
Environmental Division

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T: 905-680-3783

C: 905-329-4265  
Toll free: 866-694-9360  
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January 31, 2024

Hon. Andrea Khanjin  
Minister of Environment, Conservation and Parks

CC:

[clerk@niagarafalls.ca](mailto:clerk@niagarafalls.ca)

[councilmembers@niagarafalls.ca](mailto:councilmembers@niagarafalls.ca)

**Re: Support for the Continuation of Walker's South Landfill in the Niagara Region**

Dear Minister Khanjin,

We are writing to express our full support for the continuation of Walker's South Landfill. This facility is a vital part of Niagara Falls' waste management infrastructure and has had a significant positive impact on our community.

The Niagara Home Builders Association has been the voice of the home building industry as well as the new home purchaser in Niagara for more than 6 decades. Our 180 plus member companies and are responsible to deliver the much-needed shelter for all residence and such is the reason for this correspondence and without a service such as the South Landfill continuation attainability will be harder to achieve.

Walker's South Landfill has been an integral part of our waste management infrastructure for more than a decade, effectively serving the environmental and economic needs of our community. The responsible management and operation of this facility have contributed to the well-being of our residents and the sustainability of our region.

Walker operations have consistently adhered to and exceeded environmental regulations and standards and have implemented advanced waste management practices to minimize its ecological footprint.

Walker's South Landfill has been a source of employment for many residents, providing approximately ~500 job opportunities which helps contribute to the economic growth of the Niagara Community. Additionally, the continuation of the South Landfill will provide an affordable approach to avoid high tax increases and service fees as well as the costs associated with building the much-needed housing and help enable our members to achieve the goals as put forth by this government.

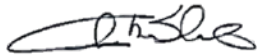
By allowing the south landfill continuance and having the waste of the Niagara residents landfilled in Niagara is certainly more environmentally friendly then the impact it would have on the environment to ship it out of Niagara which would involve hundreds of semi-trailers moving down our already congested highways and add to the cost of living for all the citizens across the peninsula.

We believe that the continuation of Walker's South Landfill aligns with the goals outlined in your ministry's environmental policies and will make positive contributions to our municipality and province.

If you require any additional information, please do not hesitate to contact our office.

Thank you for your attention to this important issue.

Sincerely,



Chuck McShane  
Chief Executive Officer  
905-646-6281 | C: 905-353-6920  
[chuck@nhba.ca](mailto:chuck@nhba.ca) | [www.nhba.ca](http://www.nhba.ca)

Niagara Home Builders' Association  
PO Box 28, Ridgeway PO  
Ridgeway, ON L0S 1N0



Thursday, February 8, 2024 at 11:09:17 Eastern Standard Time

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**Subject:** FW: Walker Contacts - Aggregates/Soils  
**Date:** Thursday, February 1, 2024 at 11:47:51 AM Eastern Standard Time  
**From:** Darren Fry  
**To:** South Landfill Phase 2

---

**From:** Tournament Coordinator RN <[tournament@royalniagara.com](mailto:tournament@royalniagara.com)>  
**Sent:** Thursday, February 1, 2024 10:36 AM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker Contacts - Aggregates/Soils

**CAUTION: External email. Only open links/attachments from known senders**

Hi Darren,

Great meeting you, I enjoyed our chat. Likewise, if there is anything we can do this end for you and your colleagues, please let us know.

Enjoy Netflix Six Nations, all the best,  
Matt

On Wed, 31 Jan 2024 19:57:28 +0000, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Hi Matt/Jon - great to meet today,

Just wanted to say thanks for the tour and to let me and Anthony know if we can help with any stone, compost, soil, etc needs you may have down at the golf course. As a close neighbour, happy to help out where we can.  
I've copied Anthony Bove – sales for our aggregates team.

Darren

Thursday, February 8, 2024 at 15:44:32 Eastern Standard Time

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**Subject:** FW: Walker Environmental, South Landfill Phase 2 - Meeting Request  
**Date:** Friday, January 26, 2024 at 10:09:10 AM Eastern Standard Time  
**From:** Darren Fry  
**To:** South Landfill Phase 2  
**Attachments:** image14ead1.JPG

RoC - associations

---

**From:** Chris Mullet Koop <[elmfarm32@gmail.com](mailto:elmfarm32@gmail.com)>  
**Sent:** Thursday, January 25, 2024 10:37 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker Environmental, South Landfill Phase 2 - Meeting Request

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Hi Darren,

Thanks for reaching out. I am in Australia until mid February, however, I will pass this along to the NFA exec and get back to you. I think it would be great if you could speak to our NFA directors on this.

Will be in touch.  
Cheers,

**Chris Mullet Koop**  
Elmwood Farms Inc.  
3520 19th Street  
Jordan, ON L0R 1S0  
Cell: 289-990-3964  
Web: [www.getcracking.ca](http://www.getcracking.ca)

On Thu, Jan 25, 2024 at 3:42 PM Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Hello Chris and Charlene,

My name is Darren and I'm the Project Director for Walker's planning process to extend the life of our current landfill in Niagara Falls by developing the next phase (Phase 2).

We have safely managed Niagara's and surrounding communities waste that isn't reused or recycled for over 40 yrs. We want to ensure the continuation of this service and have started the multi-year

planning process to do this, called an Environmental Assessment (EA). I've attached a copy of our public notice for reference. Additionally, we have a project website that has lots of information about the project and process. ([www.southlandfillphase2.com](http://www.southlandfillphase2.com))

Phase 2 of our South Landfill, much like Phase 1, will be developed in a former quarry so that we reused existing industrial lands and minimize any impact/disturbance or loss of agricultural lands. We will be conducting an Agricultural Study as part of the EA working with Sean Colville of Coville Consulting. As we begin this process – I simply wanted to reach out, introduce myself and the project and if you are interested, set up a meeting to talk more. Incorporating community input into the project is important to Walker.

Let me know and I'll happily provide some date to meet in-person or virtually, whatever works best for you.

Regards,  
Darren

Ps – as a side note, Walker is an OFA member as we are a large land holder, much of which are agricultural lands. We work closely with Kyle and Darryl of Beaverloch Farms; they work our buffer lands around our landfill and even an experimental/research field on top of one of our closed landfills. We've also done some pretty innovative rehabilitation with our quarry properties too – here's our Edgerock Vineyard at our Vineland Quarry.

<https://walkeraggregates.com/featured-case-study>

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

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T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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Wednesday, February 14, 2024 at 14:28:56 Eastern Standard Time

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**Subject:** Walker South Landfill Phase 2 - Notice of Commencement of Terms of Reference & Open House #1 Notice  
**Date:** Thursday, November 30, 2023 at 10:38:50 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** 'PSKINNER@niagaracollege.ca'  
**Attachments:** South Landfill Phase 2 - Notice of Commencement Nov 30 2023.pdf

Good morning Pam,

This email is to notify you that Walker Environmental Group (Waker) is initiating an Environmental Assessment under the *Environmental Assessment Act* to develop the next phase (Phase 2) of our South Landfill in Niagara Falls, Ontario.

Attached is a letter providing further information, including the Notice of Commencement of a Terms of Reference and Open House #1 Notice.

Sincerely,  
Elizabeth Duguay (on behalf of Darren Fry, Project Director)



November 30, 2023

**Pam Skinner, Senior Vice President, College Operations**

Niagara College  
135 Taylor Road  
Niagara-on-the-Lake, ON L0S 1J0

Dear Pam Skinner,

**Subject: Notice of Commencement of Terms of Reference and Open House #1  
Walker Environmental Group – South Landfill Phase 2 Environmental Assessment**

On behalf of Walker Environmental Group (Walker), I would like to inform you about our plans to develop the next phase of our South Landfill in Niagara Falls, Ontario. The current phase is approaching its licensed capacity and despite recycling and Green Bin composting efforts, there is still a need for landfill space for non-recyclable materials. The next phase (Phase 2) of the South Landfill will provide safe and reliable disposal capacity for an additional 20 years, supply renewable energy to the community by turning landfill gas into energy, and continue to be a major employer in the Region.

The South Landfill is an integral component of Walker's Niagara Resource Management Campus, a dynamic operation that recovers resources sustainably and manages waste efficiently. Phase 2 would be developed on Walker-owned lands, directly east of current landfilling operations. This location, as shown in the accompanying Notice, would use existing infrastructure, such as the landfill entrance, and allow operations to seamlessly transition into a new adjacent fill area.

Before Phase 2 can be developed, it will require the completion of an Environmental Assessment (EA) under the *Environmental Assessment Act* (EAA), a Provincial environmental planning process regulated by the Ontario Ministry of the Environment, Conservation and Parks (MECP). The attached Notice of Commencement and Open House #1 signals the formal start of the EA, a study that will carefully consider all potential impacts of the proposal, both negative and positive, on the natural and human environment, which includes social, economic, and cultural factors.

Consultation with neighbours, local residents, Indigenous communities, and other stakeholders is a fundamental aspect of the EA process. We invite you to attend **Open House #1 on Thursday, December 14<sup>th</sup>, 2023, from 4:00 – 8:00 pm at Club Italia (Ballroom B) 2525 Montrose Rd, Niagara Falls** to learn more about the project, review and discuss the EA process, and gather your input.

As a neighbour, your input is highly important to us, and we encourage your active participation in this process. We are committed to keeping you informed and engaged at each step of the EA. If you have any questions or comments, please feel free to learn more on our project website at [southlandfillphase2.com](https://southlandfillphase2.com) or contact the undersigned directly.



Sincerely,

A handwritten signature in black ink, appearing to read 'Darren Fry', is written over a horizontal line.

Darren Fry, Project Director

Phone: 1-866-699-9425

Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

Website: [southlandfillphase2.com](http://southlandfillphase2.com)

Attachment: Notice of Commencement of Terms of Reference & Open House #1 – South Landfill Phase 2  
Environmental Assessment Walker Environmental Group Inc.

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)

February 15, 2024

Hon. Andrea Khanjin  
Minister of Environment, Conservation and Parks  
Via email: [minister.mecp@ontario.ca](mailto:minister.mecp@ontario.ca)  
cc:/ [clerk@niagarafalls.ca](mailto:clerk@niagarafalls.ca)  
[councilmembers@niagarafalls.ca](mailto:councilmembers@niagarafalls.ca)

Dear Minister Khanjin,

**Re: Support for the Continuation of Walker's South Landfill in Niagara Region**

DeKay Construction (1987) Ltd. is writing to convey our full support for the continuation of Walker's South Landfill, a vital facility in Niagara Falls, and to bring attention to the notably positive impact it has had on our province.

Walker's South Landfill has been an integral part of our waste management processes for many years which have allowed us to successfully complete multiple development projects in the GTA and southern Ontario thereby assisting in serving the environmental and economic needs of our province. It is our opinion that Walker's Landfill in the Niagara Region is the best managed and operated landfill in Ontario. The responsible management and operation of this facility clearly has had a positive impact on the environment, the community, the success of our business as it relates to the successful completion of construction projects, and ultimately the sustainability of our province's communities.

Walker's South Landfill in Niagara provides hundreds of job opportunities both directly and indirectly and is a contributor to the region's growth. The facility meets and exceeds environmental regulations, implements advanced waste management practices, and promotes sustainable waste management by reducing, reusing, and recycling materials. The landfill is locally managed and owned and is a major contributor to the region and the province and has been so for decades.

We believe that the continuation of Walker's South Landfill aligns with the goals outlined in your ministry's environmental policies. We are confident that the facility will continue to operate responsibly and make positive contributions to our county and the province of Ontario.

We appreciate your dedication to environmental stewardship and your consideration of our community's perspective on this matter. If you require any additional information or would like to discuss this further, please do not hesitate to contact me at our office. Thank you for your attention to this critical issue.

Sincerely,  
**DeKay Construction (1987) Ltd.**

Tom DeKay





Tuesday, February 20, 2024 at 13:47:05 Eastern Standard Time

---

**Subject:** FW: Walker, Meeting Request - South Landfill Phase 2  
**Date:** Tuesday, February 20, 2024 at 8:43:11 AM Eastern Standard Time  
**From:** Leticia Koole  
**To:** South Landfill Phase 2  
**Attachments:** image001.jpg, image002.png

---

**From:** Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>  
**Date:** Friday, February 16, 2024 at 9:04 AM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** Re: Walker, Meeting Request - South Landfill Phase 2

Thank you!

---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Thursday, February 15, 2024 4:13:26 PM  
**To:** Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>  
**Subject:** Re: Walker, Meeting Request - South Landfill Phase 2

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Thanks Stephanie.

Elizabeth Duguay. Planning & Community Engagement Lead – [eduguay@walkerind.com](mailto:eduguay@walkerind.com) should also be included in the meeting for March 19, 2024.

I will cancel the previous meeting request for March 12.

Leticia

---

**From:** Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>  
**Date:** Thursday, February 15, 2024 at 4:07 PM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** RE: Walker, Meeting Request - South Landfill Phase 2

Thank you, I sent an invite for March 19 at 10am, pls let me know names and titles of others from your team to be included.

Thank you!

Stephanie Amice  
Executive Assistant  
Office of the SVP College Operations  
[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)

---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Thursday, February 15, 2024 2:43 PM  
**To:** Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>  
**Subject:** Re: Walker, Meeting Request - South Landfill Phase 2

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No worries Stephanie. Thanks for letting me know. Let's look at the following week:

- Monday, March 18 anytime between 1 pm – 4 pm
- Tuesday, March 19 anytime between 10 am – 12 pm
- Thursday, March 21 anytime between 1 pm – 4 pm

Please let me know if you need alternate dates/times.

Thank you,  
Leticia

---

**From:** Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>  
**Date:** Thursday, February 15, 2024 at 1:48 PM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** RE: Walker, Meeting Request - South Landfill Phase 2

With apologies Leticia! In the short space of time it took to schedule we already have conflicts! Would you mind suggesting alternative dates in March? I am very sorry 🙏

Stephanie Amice  
Executive Assistant  
Office of the SVP College Operations  
[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)

---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Thursday, February 15, 2024 1:05 PM  
**To:** Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>

**Subject:** Re: Walker, Meeting Request - South Landfill Phase 2

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We are located at 2800 Thorold Townline Road just up the hill from the NOTL Niagara College Campus.

Thanks for checking with Pam. I have reserved a meeting room that is on the main level of our office. We are also happy to come to your location if that works best. Also – I forgot to mention the meeting will likely be an hour.

In the meantime I will send out an invite with the location TBD so it is in everyone's calendars.

Thank you,  
Leticia

---

**From:** Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>  
**Date:** Thursday, February 15, 2024 at 11:48 AM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** RE: Walker, Meeting Request - South Landfill Phase 2

Good point, where are you located? Pam has mobility issues and is progressing to a motorized chair next week, can we book as a teams meeting/TBD and I can touch base with Pam on her comfort level?

Thank you!

Stephanie Amice  
Executive Assistant  
Office of the SVP College Operations  
[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)

---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Thursday, February 15, 2024 11:44 AM  
**To:** Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>  
**Subject:** Re: Walker, Meeting Request - South Landfill Phase 2

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Hi Stephanie,

I can send out the calendar invite. We are happy to host at our office. Would that work for your team?

Thank you,  
Leticia

---

**From:** Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>  
**Date:** Thursday, February 15, 2024 at 11:39 AM  
**To:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Subject:** RE: Walker, Meeting Request - South Landfill Phase 2

Good morning Leticia, let's please book Tuesday, March 12<sup>th</sup> 10-11am – if you think 1 hr is sufficient? We should also put a back-up hold on Thursday, March 14<sup>th</sup> at 1pm. Would you like to send calendar invite or should i?

Thank you!

Stephanie Amice  
Executive Assistant  
Office of the SVP College Operations  
[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)

---

**From:** Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Sent:** Thursday, February 15, 2024 10:59 AM  
**To:** Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>  
**Subject:** FW: Walker, Meeting Request - South Landfill Phase 2

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Hi Stephanie,

Further to Darren's email, below are some proposed some dates/times to meet.

- Monday, March 11 anytime between 2 pm – 4 pm
- Tuesday, March 12 anytime between 10 am – 12 pm
- Thursday, March 14 anytime between 1 pm – 4 pm

If you need other dates or times, please let me know.

Thank you,  
Leticia

**Leticia Koole**

Project Support Specialist  
Environmental Division

T: 905-680-3782  
C: 905-351-2373  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Date:** Thursday, February 15, 2024 at 10:13 AM  
**To:** 'Pamela Skinner' <[PSKINNER@niagaracollege.ca](mailto:PSKINNER@niagaracollege.ca)>, Leticia Koole <[LKoole@walkerind.com](mailto:LKoole@walkerind.com)>  
**Cc:** Nadeen Shehaiber <[nshehaiber@niagaracollege.ca](mailto:nshehaiber@niagaracollege.ca)>, Taryn Wilkinson <[tawilkinson@niagaracollege.ca](mailto:tawilkinson@niagaracollege.ca)>, Evan DiValentino <[edivalentino@niagaracollege.ca](mailto:edivalentino@niagaracollege.ca)>, Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>  
**Subject:** RE: Walker, Meeting Request - South Landfill Phase 2

Good morning Pam, Stephanie and team,

We're happy to set something up and look forward to the discussion.

Leticia – can you kindly connect with Stephanie to find a time that works for all.

Regards,  
Darren

---

**From:** Pamela Skinner <[PSKINNER@niagaracollege.ca](mailto:PSKINNER@niagaracollege.ca)>  
**Sent:** Wednesday, February 14, 2024 5:32 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Cc:** Nadeen Shehaiber <[nshehaiber@niagaracollege.ca](mailto:nshehaiber@niagaracollege.ca)>; Taryn Wilkinson <[tawilkinson@niagaracollege.ca](mailto:tawilkinson@niagaracollege.ca)>; Evan DiValentino <[edivalentino@niagaracollege.ca](mailto:edivalentino@niagaracollege.ca)>; Stephanie Amice <[samice@niagaracollege.ca](mailto:samice@niagaracollege.ca)>  
**Subject:** RE: Walker, Meeting Request - South Landfill Phase 2

**CAUTION: External email. Only open links/attachments from known senders**

Hello Darren

With apologies for my delayed response, I would like take you up on your offer for a briefing on the

project and have copied Stephanie who can assist with scheduling.

For this initial meeting I will include NC's Sr. Director, Planning and Capital Projects, Manager, Sustainability, and Sr. Director, Academic Transformation, also copied on this email.

I look forward to connecting soon!

Pam

**Pam Skinner, Sr. Vice President, College Operations**



College Operations

**phone** 905-932-0845  
**email** [pskinner@niagaracollege.ca](mailto:pskinner@niagaracollege.ca)  
**website** [www.niagaracollege.ca](http://www.niagaracollege.ca)

---

**From:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Sent:** Monday, January 22, 2024 3:52 PM  
**To:** Pamela Skinner <[PSKINNER@niagaracollege.ca](mailto:PSKINNER@niagaracollege.ca)>  
**Cc:** Evan DiValentino <[edivalentino@niagaracollege.ca](mailto:edivalentino@niagaracollege.ca)>  
**Subject:** Walker, Meeting Request - South Landfill Phase 2

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Hello Pam,

As we begin the planning process to extend the life of our South Landfill by developing the next phase (Phase 2), incorporating community/neighbour input is important to us. We want to develop the project in a way that works for the community and our business partners alike (we have employed over 30 NC grads here at Walker over the years) like Niagara College.

If you are interested, I would be more than happy to schedule a time to meet with you/relevant team members to brief you on the project and process, gather feedback and answer any questions I can. I've attached a copy of the project notice for reference.

Let me know, I'm happy to offer up some dates.

Look forward to speaking with you,  
Darren

**Darren Fry, A.Sc.T**  
Project Director  
Environmental Division

---

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



---

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**Subject:** FW: Career Opportunties

**Date:** Monday, February 26, 2024 at 2:07:47 PM Eastern Standard Time

**From:** Darren Fry <DFry@walkerind.com>

**To:** South Landfill Phase 2 <info@southlandfillphase2.com>

RoC Public

---

**From:** Shawn Jordan <[SJordan@walkerind.com](mailto:SJordan@walkerind.com)>

**Sent:** Thursday, January 18, 2024 10:09 AM

**To:** Melissa Chitussi <[MChitussi@walkerind.com](mailto:MChitussi@walkerind.com)>; Graham Guest <[GGuest@walkerind.com](mailto:GGuest@walkerind.com)>; Breanna Thomas <[BThomas@walkerind.com](mailto:BThomas@walkerind.com)>

**Cc:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>

**Subject:** FW: Career Opportunties

FYI

[REDACTED]

[REDACTED]

[REDACTED]

---

**From:** [REDACTED]

**Sent:** Thursday, January 18, 2024 9:53 AM

**To:** Shawn Jordan <[SJordan@walkerind.com](mailto:SJordan@walkerind.com)>

**Subject:** Career Opportunties

**CAUTION: External email. Only open links/attachments from known senders**

Hello Shawn,

Happy New Year ! Hope all is well. It was a pleasure meeting you and the team at the " South Landfill Phase 2" event before Christmas.

I am just following up on a couple of positions I applied for. I did not hear anything since the application process through the portal.

Key areas I would be intersted in would be : Business Development, Sales and Marketing.... and now with the Bio Gas plant Maintenance Engineering.

Hope to hear from you soon

Regards,

[REDACTED]



**Subject:** RE: Walker, Follow-up  
**Date:** Thursday, February 22, 2024 at 4:00:09 PM Eastern Standard Time  
**From:** Darren Fry <DFry@walkerind.com>  
**To:** [REDACTED]

Thanks [REDACTED] – I'll check in with you a few days prior and confirm things.  
Darren

---

**From:** [REDACTED]  
**Sent:** Thursday, February 22, 2024 3:43 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker, Follow-up

Mar 12 should work

Sent from my iPhone

On Feb 22, 2024, at 3:37 PM, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Thanks [REDACTED]

How would Mar. 11<sup>th</sup> (Mon) or 12<sup>th</sup> (Tues) in the afternoon work? We'll have a copy of the Terms of Reference available to review by then. Happy to meet whenever you like.

Regards,  
Darren

**Darren Fry**, A.Sc.T  
Project Director  
Environmental Division

---

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

[<imagea4549b.JPG>](#)

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**From:** [REDACTED]  
**Sent:** Thursday, February 22, 2024 3:11 PM  
**To:** Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)>  
**Subject:** Re: Walker, Follow-up

**CAUTION: External email. Only open links/attachments from known senders**

Hi Darren

Sure I can meet with you unsure about [REDACTED]. Let me know what dates you have in mind.

Sent from my iPhone

On Feb 22, 2024, at 11:29 AM, Darren Fry <[DFry@walkerind.com](mailto:DFry@walkerind.com)> wrote:

Hello [REDACTED]

I trust you and [REDACTED] are well.

I wanted to reach out and let you know we've been working on a number of things we spoke about before the holidays (Holiday Gathering and Phase 2 Open House) and wondered if you would like to arrange a time to meet (in-person or a call works).

Here are a few things I've been working on/would like to discuss:

1. Amending your PVP Agreement
2. Review views of existing berm and action plan moving forward
3. Efforts on identifying the source and resolving back-up alarms
4. Dust/Odour and other items you, [REDACTED] and I discussed
5. Your interest in participating in a CLC for the EA (I know we an active member during the initial South Landfill EA process)

Lastly, I also wanted to let you know that we'll be issuing a draft Terms of Reference on/about Mar. 7<sup>th</sup>. We'll be providing a 45 day review period and would be more than happy to meet with you and [REDACTED] to walk you through the document and gather you're feedback.

I look forward to hearing from you and feel free to contact me anytime.

Regards,  
Darren

**Darren Fry**, A.Sc.T  
Project Director  
Environmental Division

---

T: 905-680-3783  
C: 905-329-4265  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)

[<image2d33a9.JPG>](#)

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**Subject:** Thank You & Project Update - Walker South Landfill Phase 2  
**Date:** Tuesday, February 27, 2024 at 4:14:36 PM Eastern Standard Time  
**From:** Elizabeth Duguay <EDuguay@walkerind.com>  
**To:** South Landfill Phase 2 <info@southlandfillphase2.com>

Hello,

On behalf of Walker, we thank you for taking the time to attend Open House #1 for the South Landfill Phase 2 Environmental Assessment (EA) on December 14, 2023 at Club Italia. We hope that you found it helpful in introducing the project and a valuable forum for providing your input.

Your presence at the event was appreciated and allowed us to gather meaningful feedback on our proposal, which will be considered and incorporated into our future development plans.

We are reaching out as we are approaching a key milestone in the EA process – the release of a draft Terms of Reference (ToR). The ToR is the first step in the EA process and is a document that serves as the roadmap for what will be studied in the EA and outlines the public consultation that will take place. The draft ToR will be available on our project website as of March 7, 2024 at [southlandfillphase2ea.com](https://southlandfillphase2ea.com) and your input is encouraged.

Should you have any questions, please feel free to contact us.

Sincerely,  
The South Landfill Phase 2 Team

*\*\* You are receiving this email as you have either provided your email at Open House #1 or requested to be added to the project contact list. If you do not wish to receive updates, please respond to this email. \*\**

# **Appendix H**

## **Public Meetings**

# Meeting Summary

---

**Meeting:** Royal Niagara Golf Club

**Date:** January 31, 2024

**Location:** Royal Niagara Golf Course (1 Niagara-on-the-Green Blvd, Niagara-on-the-Lake, ON)

**Time:** 11 am – 12 pm

**Attendees:**

**Royal Niagara Golf Club**

- Matt Rideout, Tournament and Events Manager
- John Chappell, Operations Manager / Course Superintendent

**Walker**

- Darren Fry, Project Director
- Leticia Koole, Project Support Specialist

**Meeting Materials:** South Landfill Phase 2 Presentation (Printed Copy)  
General Information Booklet

---

**Purpose of Meeting**

To provide Royal Niagara Golf Club with an introduction of the South Landfill Phase 2 EA.

**Summary of Discussion**

- Introductions / Project Team
- Project / Undertaking Overview
- Walker's Resource Management Campus

# Meeting Summary

---

**Meeting:** Greater Niagara Chamber of Commerce  
**Date:** February 8, 2024  
**Location:** Walker (2800 Thorold Townline Road, Niagara Falls, ON)  
**Time:** 10 am – 11 am

**Attendees:**

**Greater Niagara Chamber of Commerce**

- Hugo Chesshire, Director of Policy & Government Relations
- Mishka Balsom, CEO

**Walker**

- Darren Fry, Project Director – Walker
- Elizabeth Duguay, Planning and Communications Lead
- Steven Vermeulen, Executive Vice President, Environmental

**Meeting Materials:** South Landfill Phase 2 Presentation

---

**Purpose of Meeting**

To provide Greater Niagara Chamber of Commerce with an introduction of the South Landfill Phase 2 EA.

**Summary of Discussion**

- Introductions / Project Team
- Project / Undertaking Overview
- Walker’s Resource Management Campus

# Meeting Summary

---

**Meeting:** District School Board of Niagara (DSBN) Walker Living Campus

**Date:** February 9, 2024

**Location:** Walker (2800 Thorold Townline Road, Niagara Falls, ON)

**Time:** 2 pm – 3 pm

**Attendees:**

**DSBN Walker Living Campus**

- Colleen Fast, Supervisor, Outdoor Education
- Walker Living Campus Staff (3 Program Guides)

**Walker**

- Darren Fry, Project Director – Walker
- Elizabeth Duguay, Planning and Communications Lead
- Kaitlynn Valeriano, Communications & Community Outreach Manager

**Meeting Materials:** South Landfill Phase 2 Presentation

---

**Purpose of Meeting**

To provide DSBN Walker Living Campus with an introduction of the South Landfill Phase 2 EA and discuss future partnership opportunities.

**Summary of Discussion**

- Introductions / Project Team
- Project / Undertaking Overview
- Walker’s Resource Management Campus
- Partnership Opportunities

# **Appendix I**

**Open House**



# **Public Open House Summary Report**

**South Landfill Phase 2 Open House #1**

Walker Environmental Group Inc.

7 March 2024

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# 1. Introduction

This report summarizes the Public Open House (Open House #1) for the Walker South Landfill Phase 2 EA held on December 14, 2023. Walker Environmental Group Inc. (Walker) is proposing to develop the next phase of its South Landfill to continue to provide waste disposal services at its Niagara Resource Management Campus in Niagara Falls, Ontario. To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment (EA) process under the *Environmental Assessment Act* to assess the potential effects of the proposed landfill continuance on the environment and surrounding community.

The EA process consists of two steps. Walker is presently preparing a Terms of Reference (ToR) as part of the first step, which outlines how the EA, or second step, will be carried out. As part of the ToR step, Walker is carrying out a number of consultation activities with review agencies, Indigenous communities, and the public including holding Open House #1 described in this report.

## 1.1 Objectives of Open House #1

The purpose of Open House #1 was to provide interest holders with a direct opportunity to learn about the project, provide initial feedback, and ask questions. With this purpose in mind, the associated objectives were as follows:

- Introduce Walker and the Project Team
- Provide an overview of the project
- Provide information on the EA process
- Gather initial feedback on the proposal
- Answer questions and address concerns

## 1.2 Date, Time, and Location of Open House #1

Open House #1 was held on December 14, 2023 from 4 p.m. to 8 p.m. at Club Italia (2525 Montrose Road, Niagara Falls). This location was selected because of its close proximity to Walker's Niagara Resource Management Campus and the proposed South Landfill Phase 2 site, the fact that it is accessible and compliant under the *Accessibility for Ontarians with Disabilities Act* (AODA), and is sufficiently sized to accommodate the event's purpose.

In order to broaden Walker's reach and accommodate individuals who were unable to attend the in-person session, a virtual, self-guided open house was also made available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15, 2023 to January 15, 2024.

# 2. Notification

Notification of Open House #1 was provided through a variety of means to increase the potential number of attendees. Specifically, notification of the event was provided as follows:

- Newspaper advertisements in the Niagara Falls Review (Niagara Falls), The Lake Report (Niagara-on-the-Lake), The Standard (St. Catharines), and the Welland Tribune (Welland) published on November 30, 2023
- Direct mailing and/or emailing on November 30, 2023 to all identified agencies, Indigenous communities, and interest groups on the project-specific contact database (see **Appendix A**)
- Canada Post mail-drop to existing distribution list used by Walker bi-annually to communicate operational updates at the Campus, which includes approximately 560 addresses within an average 2.5-kilometer radius from the site on November 30, 2023
- Courtesy calls to over 70 community leaders, near neighbours, and Indigenous community leaders

Copies of these notices are found in **Appendix B**.

### 3. Project Team Members in Attendance

Walker’s Project Team was well represented at Open House #1 to ensure questions and inquiries from participants could be answered directly and by Project Team members with specialist knowledge of the subject matter. Key Project Team members in attendance were from both Walker and GHD and are listed in **Table 1**.

*Table 1 Project team members in attendance at Open House #1*

Walker	GHD
Darren Fry, Project Director	Erika Brown, Waste and Environmental Planner, EA Lead
Elizabeth Duguay, Planning & Community Engagement Lead	Emma Fisher-Cobb, Environmental Planner
Leticia Koole, Project Support Specialist	Janet Oswald, Environmental Planner, EA Coordinator
Kaitlynn Valeriano, Communications & Community Outreach Manager	

In addition to the Project Team, eighteen (18) Walker staff representing various Resource Management Campus operations were in attendance to answer questions about existing facilities.

### 4. Information Presented

The format of Open House #1 was an informal drop-in session where individuals could attend anytime during the hours, view the provided information, and meet individually with Project Team members. Information presented at Open House #1 was in the form of display boards and other visual aids, which were organized amongst seven (7) stations around the perimeter of the room. Information presented at each station is summarised in **Table 2**.

*Table 2 Summary of information presented at stations*

Station #	Station Topic	Display Board Title(s)	Description
1	Welcome/Sign-In	N/A	<ul style="list-style-type: none"> <li>• Purpose of the event</li> <li>• Layout of the venue</li> <li>• Optional sign-in for individuals wanting to be notified of future project milestones</li> </ul>
2	Overview of Walker	<i>About Walker</i>	<ul style="list-style-type: none"> <li>• Information about Walker</li> <li>• Overview of the Niagara Resource Management Campus</li> </ul>
3	What is Being Proposed?	<i>Niagara’s Waste Disposal Solution</i>  <i>Safe &amp; Reliable Waste Management</i>  <i>The Future Development of the South Landfill</i>	<ul style="list-style-type: none"> <li>• Information on the state of Ontario and Niagara Region’s waste disposal capacity</li> <li>• Proposed continuation of the South Landfill (i.e., Phase 2)</li> <li>• Key facility information about Phase 2</li> </ul>

Station #	Station Topic	Display Board Title(s)	Description
4	EA Process	<i>An Environmental Planning Process</i>	<ul style="list-style-type: none"> <li>• Overview of the EA process in Ontario</li> <li>• Visual aid of key milestones and public consultation opportunities throughout the process</li> </ul>
5	Technical Information	<i>Committed to Safety, Community and Future Generations</i>  <i>Designed &amp; Operated to the Highest Standard</i>	<ul style="list-style-type: none"> <li>• List of the technical studies that will be undertaken as part of the EA</li> <li>• 2D rendering of the landfill system currently in place at the South Landfill</li> <li>• Full scale cross-section of the South Landfill (Phase 1) Double Composite Liner System (~12 ft tall)</li> </ul>
6	How to Get Involved	<i>We Want to Hear from You</i>	<ul style="list-style-type: none"> <li>• Project contact information</li> <li>• Methods of engagement</li> <li>• Table with fillable feedback forms for the Open House and information handouts (i.e., project booklet, Walker pamphlets, and contact cards)</li> </ul>
7	Walker in the Community	<i>Supporting Niagara for over 136 years</i>	<ul style="list-style-type: none"> <li>• Walker's involvement in the Niagara community</li> <li>• Community Benefits attributed to Walker's existing Resource Management Campus (i.e. jobs, municipal revenue, volunteer hours, donations)</li> </ul>

The virtual open house included all of the same display boards presented at the in-person session and allowed participants to provide written comments directly through the website via an online feedback form.

Copies of the display panels are included in **Appendix C**.

## 5. Attendance and Summary of Comments Received

A total of forty-five (45) individuals attended Open House #1. Those in attendance included local residents and property owners, local business owners, and one (1) staff members from the City of Niagara Falls. For the virtual open house, 38 users visited the landing page.

A total of approximately 40 comments (verbal and written) were received through discussions during Open House #1, which were documented by Project Team Members, and via feedback forms provided at both the in-person event and on the virtual open house landing page. Three (3) feedback forms were returned at the in-person event and one (1) feedback form was submitted through the virtual open house (See **Appendix D**).

A summary of comments (verbal and written) received have been summarized in **Table 3**.

Table 3 Summary of comments received at Open House #1

Discussion topics	# of times topic was discussed	Description
Property Value Protection	5	- Near neighbours expressed concern regarding potential loss of property value
Open House #1 Event Feedback	4	- Event materials (i.e., boards & visual aids) were helpful in describing the project - The event format was accessible and Walker staff were helpful - Too early in the EA process to provide feedback
Toronto Waste	2	- Interest in understanding the percentage of waste incoming from outside of Niagara Region to the Phase 2 site - Concern expressed with accepting waste from outside of Niagara Region
EA Process	2	- Clarification sought on EA process timelines and timing of future public events
Community Benefits	2	- Neighbours inquired about potential benefits of being a near neighbour to Walker's Niagara Resource Management Campus and proposed site (i.e., yard work, compost, and free waste disposal)
Overall Project Feedback	2	- Attendees provided positive feedback on the project, stating that they are not concerned with the proposal
Quarry End Use	2	- Interest in the current quarry rehabilitation plan
Odour	1	- A near neighbour indicated that odours from existing Campus operations have improved, but expressed concern with landfilling operations moving closer
Traffic	1	- Inquiry received regarding anticipated traffic patterns associated with Phase 2 operations (i.e., trucks per day, roads travelled on, and hours of trucking)
Utilization of Landfill Gas	1	- Attendee pleased with landfill gas utilization at existing phase of the South Landfill (Phase 1) and asked whether this will continue for Phase 2
Incineration	1	- Question raised about whether incineration is planned as part of the project
Project Location	1	- Individual requested clarity on location of the proposed landfill site (i.e., lot numbers)
Leachate	1	- Clarity sought on whether leachate from the project has the potential to migrate into the adjacent 10-mile Creek
Hours of Operation	1	- Inquiry received on the planned hours of operation for Phase 2
Site Naturalization	1	- Attendee recommended to plant evergreens around the proposed site
Communication with Walker	1	- Attendee expressed desire for more communication with Walker staff
Enhancement of Walker's 10 Mike Creek Trail	1	- Inquiry into the reopening of Walker's 10 Mille Creek trail on Walker's Campus with inclusion of interpretive signage
Existing Campus Operations	11	- A range of questions/feedback on existing Campus operations ranging from support of Walker's community litter clean-up efforts and improved quarry blasting techniques to feedback on nuisance impacts such as dust, odour, visual, traffic. - Note – this feedback is being managed separately by Walker Campus Operations staff but has been captured here for context.

Several attendees who signed in to Open House #1 indicated that they would like to be contacted regarding project updates were added to the project-specific contact database for future notification purposes.

# Appendices

**Appendix A**  
**Project-Specific Contact List**



## Government Review Team

Government Agency / Office / Services / Utilities	Contact Name	Contact Address	Email	Phone
<b>NEC, Conservation Authority</b>				
Niagara Escarpment Commission	<b>Cheryl Tansony</b> Senior Planner	232 Guelph Street Georgetown, ON L7G 4B1	<a href="mailto:Cheryl.Tansony@ontario.ca">Cheryl.Tansony@ontario.ca</a>	905-703-5354
Niagara Escarpment Commission	<b>Cheryl Tansony</b> Senior Planner	232 Guelph Street Georgetown, ON L7G 4B1	<a href="mailto:Cheryl.Tansony@ontario.ca">Cheryl.Tansony@ontario.ca</a>	905-703-5354
Niagara Peninsula Conservation Authority	<b>Colleen Bain</b> Senior Watershed Planner	250 Thorold Road West; 3rd Floor Welland, ON, L3C 3W2	<a href="mailto:CBain@npca.ca">CBain@npca.ca</a>	
Niagara Peninsula Conservation Authority	<b>David Deluce</b> Senior Manager of Environmental Planning & Policy	250 Thorold Road West; 3rd Floor Welland, ON, L3C 3W2	<a href="mailto:ddeluce@npca.ca">ddeluce@npca.ca</a>	
<b>Provincial Government</b>				
Ministry of Environment, Conservation and Parks Environmental Assessment Branch	<b>Stephen Deneault</b> Project Officer	7th Flr, 135 St Clair Ave W Toronto, ON, M4V 1P5	<a href="mailto:stephen.deneault@ontario.ca">stephen.deneault@ontario.ca</a>	437-247-3443
Ministry of Environment, Conservation and Parks Niagara District Office	Kim Groombridge <b>District Manager</b>	301 St. Paul Street, Suite 15, 9th Floor St. Catharines ON L2R 7R4	<a href="mailto:kim.groombridge@ontario.ca">kim.groombridge@ontario.ca</a>	905-323-5353
Indigenous Affairs Ontario			<a href="mailto:Indigenous.Relations@ontario.ca">Indigenous.Relations@ontario.ca</a>	
Ministry of Agriculture, Food, and Rural Affairs Land Use Policy & Stewardship Food Safety and Environmental Policy Branch			<a href="mailto:omafra.eanotices@ontario.ca">omafra.eanotices@ontario.ca</a>	
Ministry of Agriculture, Food, and Rural Affairs Land Use Policy & Stewardship Food Safety and Environmental Policy Branch	<b>Nancy Rutherford</b> Rural Planner	6484 Wellington Road 7 – Unit 10 Elora ON N0B 1S0	<a href="mailto:nancy.rutherford@ontario.ca">nancy.rutherford@ontario.ca</a>	226-962-2139
Ministry of Citizenship and Multiculturalism Heritage, Tourism and Culture Division Heritage Planning Unit	<b>Karla Barboza</b> Team Lead (A), Heritage	400 University Ave. 5th Floor Toronto ON M7A 2R9	<a href="mailto:karla.barboza@ontario.ca">karla.barboza@ontario.ca</a>	416-660-1027
Ministry of Citizenship and Multiculturalism Heritage, Tourism and Culture Division Heritage Planning Unit	<b>Liam Smythe</b> Heritage Planner	400 University Ave. 5th Floor Toronto ON M7A 2R9	<a href="mailto:Liam.Smythe2@ontario.ca">Liam.Smythe2@ontario.ca</a>	416-301-4797
Ministry of Economic Development, Job Creation and Trade Corporate and Policy Services Division	<b>Erin Thompson</b> Manager, Corporate Policy Coordination Unit	56 Wellesley St. W, 11th Flr Toronto ON M5S 2S3	<a href="mailto:erin.thompson@ontario.ca">erin.thompson@ontario.ca</a>	437-770-1241
Ministry of Energy Strategic Network and Agency Policy Division	<b>Joerg Wittenbrinck</b> Manager(A), Governance, Strategy and Analytics Branch	77 Grenville St., 6th Flr. Toronto ON M7A 1B3	<a href="mailto:joerg.wittenbrinck@ontario.ca">joerg.wittenbrinck@ontario.ca</a>	289-980-8124
Ministry of Energy Strategic Network and Agency Policy Division	<b>Michael Di Cosmo</b> Coordinator, Strategic Policy and Cabinet Liaison (A)	77 Grenville St., 6th Flr. Toronto ON M7A 1B3	<a href="mailto:Michael.DiCosmo@ontario.ca">Michael.DiCosmo@ontario.ca</a>	437-770-7960
Ministry of Mines Mines and Minerals Division	<b>Tracey Burton</b> Manager (A), Strategic Support Unit	Willet Green Miller Centre, 2nd Flr 933 Ramsey Lake Rd Sudbury ON P3E 6B5	<a href="mailto:tracey.burton@ontario.ca">tracey.burton@ontario.ca</a>	705-918-1609

## Government Review Team

Government Agency / Office / Services / Utilities	Contact Name	Contact Address	Email	Phone
Ministry of Mines Mines and Minerals Division	<b>Melanie Johnson</b> Senior Strategic Initiatives Lead, Strategic Support Unit	Willet Green Miller Centre, 2nd Flr 933 Ramsey Lake Rd Sudbury ON P3E 6B5	<a href="mailto:melanie.johnson@ontario.ca">melanie.johnson@ontario.ca</a>	705-698-5041
Ministry of Municipal Affairs and Housing	<b>Heather Watt</b> Manager, Community Planning and Development (West) Western Municipal Services Office	13th Floor, 777 Bay Street Toronto ON M5G 2E5	<a href="mailto:heather.watt@ontario.ca">heather.watt@ontario.ca</a>	437-232-9474
Ministry of Natural Resources and Forestry Southern Region	<b>Christa L. Rigney</b> Regional Planner	300 Water Street, Box 7000 4th Floor, South Tower Peterborough ON K9J 8M5	<a href="mailto:christa.rigney@ontario.ca">christa.rigney@ontario.ca</a>	705 761-4839
Ministry of the Solicitor General Facilities and Capital Planning Branch	<b>Fuad Abdi</b> Director(A)	George Drew Bldg 13th Flr, 25 Grosvenor St Toronto ON M7A 1Y6	<a href="mailto:fuad.abdi@ontario.ca">fuad.abdi@ontario.ca</a>	416-884-5632
Ministry of Transportation Design and Engineering Branch	<b>Rina Kulathinal</b> Manager, Engineering Program Delivery Central	159 Sir William Hearst Ave., 5th Floor, Building D Toronto ON M3M 0B7	<a href="mailto:Rina.Kulathinal@ontario.ca">Rina.Kulathinal@ontario.ca</a>	416-235-5575
<b>Niagara Region</b>				
Niagara Regional Police Service	<b>Bryan MacCulloch</b> Chief of Police	5700 Valley Way Niagara Falls, ON L2E 1X8	<a href="mailto:chiefofpolice@niagarapolice.ca">chiefofpolice@niagarapolice.ca</a>	905-688-4111
Niagara Region Public Health and Emergency Services	<b>Dr. Azim Kasmani</b> Medical Officer of Health and Commissioner			905-688-8248 ext. 7338
District School Board of Niagara	<b>Warren Hoshizaki</b> Director of Education	191 Carlton Street St. Catharines, ON L2R 7P4	<a href="mailto:Karen.Bellamy@dsbn.org">Karen.Bellamy@dsbn.org</a>	905-641-1550 ext. 54101
Niagara Catholic District School Board	<b>Camillo Cipriano</b> Director of Education	427 Rice Road Welland, ON L3C 7C1	<a href="mailto:info@ncdsb.com">info@ncdsb.com</a>	905-735-0240
Conseil scolaire du district catholique centre-sud	<b>Nicole Molot</b> Director of Education	110 Drewry Avenue Toronto, ON M2M 1C8		416-397-6564
Conseil scolaire Viamonde	<b>Michel Laverdière</b> Acting Director of Education and Secretary of the Board	1 Vanier Parkway Welland, ON L3B 1A1	<a href="mailto:laverdierem@csviamonde.ca">laverdierem@csviamonde.ca</a>	416 614-5893

## Government Review Team

Government Agency / Office / Services / Utilities	Contact Name	Contact Address	Email	Phone
<b>City of Niagara Falls</b>				
Niagara Falls Fire Department	<b>Jo Zambito</b> Fire Chief	5809 Morrison St. Niagara Falls, ON L2E 2E8	<a href="mailto:firechief@niagarafalls.ca">firechief@niagarafalls.ca</a>	905-356-1321 ext. 2203 or 2230
<b>City of Thorold</b>				
Thorold Fire and Emergency Services	<b>Terry Dixon</b> Fire Chief	3540 Schmon Parkway, PO Box 1044 Thorold, ON L2V 4A7	<a href="mailto:terry.dixon@thorold.ca">terry.dixon@thorold.ca</a>	905-227-6412 ext 262
<b>Colleges and Universities</b>				
Brock University	<b>Lesley Rigg</b> President & Vice Chancellor	1812 Sir Isaac Brock Way Schmon Tower, 13th Floor St. Catharines, ON L2S 3A1	<a href="mailto:skaufmann@brocku.ca">skaufmann@brocku.ca</a>	905-688-5550 ext. 3322
Niagara College	<b>Sean Kennedy</b> President	135 Taylor Road, Room W210 Niagara-on-the-Lake, ON L0S 1J0	<a href="mailto:skennedy@niagaracollege.ca">skennedy@niagaracollege.ca</a>	905-735-2211 ext. 7688
<b>Federal &amp; Other</b>				
Environment and Climate Change Canada	<b>Rob Clavering</b> Manager, Environmental Assessment Section	Environmental Protection Branch – Ontario Region 4905 Dufferin St. Downsview ON M3H 5T4	<a href="mailto:robert.clavering@ec.gc.ca">robert.clavering@ec.gc.ca</a>	416-458-9670
The St. Lawrence Seaway Management Corporation	<b>Cassie Kelly, M Eng, P Eng, PMP</b> Manager, Engineering Niagara	508 Glendale Avenue St. Catharines, ON L2R 6V8	<a href="mailto:CKelly@seaway.ca">CKelly@seaway.ca</a>	905-641-1932
TC Energy	<b>Kaitlin Webber</b> Planner		<a href="mailto:tcenergy@mhbcplan.com">tcenergy@mhbcplan.com</a>	
Canadian National Railway	<b>Public Works</b>	1 Administration Road Concord, ON L4K 1B9	<a href="mailto:proximity@cn.ca">proximity@cn.ca</a>	
Transport Canada			<a href="mailto:EnviroOnt@tc.gc.ca">EnviroOnt@tc.gc.ca</a>	

### Indigenous Communities

Organization	Contact Name	Title	Address	City	Province	Postal Code	Email	Phone
<b>Métis Nation of Ontario</b>	Peter Rivers	MNO Region 9 Councilor	4190 St. Clair Avenue	La Salle	ON	N9H 2N4	<a href="mailto:rivers_peter@hotmail.com">rivers_peter@hotmail.com</a>	613-798-1488
	Derrick Pont	MNO Niagara Region Métis Council, President	3250 Schmon Parkway Unit 1A	Thorold	ON	L2V 4Y6	<a href="mailto:pontdj@hotmail.com">pontdj@hotmail.com</a>	
<b>Mississaugas of the Credit First Nation</b>	R. Stacey LaForme	Chief	2789 Mississauga Road R.R. #6	Hagersville	ON	N0A 1H0	<a href="mailto:Stacey.LaForme@mncfn.ca">Stacey.LaForme@mncfn.ca</a>	905-979-9254
	Mark LaForme	Director, Department of Consultation and Accommodation (DOCA)	2789 Mississauga Road R.R. #6	Hagersville	ON	N0A 1H0	<a href="mailto:Mark.Laforme@mncfn.ca">Mark.Laforme@mncfn.ca</a>	905-768-4260
	Casey Jonathan	Major Projects Manager	2789 Mississauga Road R.R. #6	Hagersville	ON	N0A 1H0	<a href="mailto:Casey.Jonathan@mncfn.ca">Casey.Jonathan@mncfn.ca</a>	
	Fawn Sault	Councillor, Environmental Portfolio	2789 Mississauga Road R.R. #6	Hagersville	ON	N0A 1H0	<a href="mailto:FawnS@mncfn.ca">FawnS@mncfn.ca</a>	
<b>Niagara Regional Native Centre</b>	Phil Davis	Outreach Coordinator	382 Airport Road	Niagara-on-the-Lake	ON	L0S 1J0	<a href="mailto:outreach@nrnc.ca">outreach@nrnc.ca</a>	
	Dawn Moughtin	Co-Executive Director	382 Airport Road	Niagara-on-the-Lake	ON	L0S 1J0	<a href="mailto:executivedirector@nrnc.ca">executivedirector@nrnc.ca</a>	
<b>Six Nations of the Grand River</b>	Sherrí-Lyn Hill-Pierce	Chief	2498 Chiefswood Road, P.O. Box 5000	Ohsweken	ON	N0A 1M0	<a href="mailto:ri-lyn_hillpierce@sixnations.ca">ri-lyn_hillpierce@sixnations.ca</a>	519-753-0665
	Lonny Bomberry	Lands & Resource Director, Consultation and Accommodation Team	2498 Chiefswood Road, P.O. Box 5000	Ohsweken	ON	N0A 1M0	<a href="mailto:lonnybomberry@sixnations.ca">lonnybomberry@sixnations.ca</a>	519-753-0665
	Dawn Russell	Consultation Administrative Assistant, Consultation and Accommodation Team	2498 Chiefswood Road, P.O. Box 5000	Ohsweken	ON	N0A 1M0	<a href="mailto:dawnrussell@sixnations.ca">dawnrussell@sixnations.ca</a>	519-753-0665
	Peter Graham	Consultation Supervisor	2499 Chiefswood Road, P.O. Box 5000	Ohsweken	ON	N0A 1M1	<a href="mailto:LRCS@sixnations.ca">LRCS@sixnations.ca</a>	
<b>Haudenosaunee Development Institute</b>	Todd Williams		16 Sunrise Court, Suite 402B, P.O. Box 714	Ohsweken	ON	N0A 1M0	<a href="mailto:info@hdi.land">info@hdi.land</a>	519-445-4222

Members of the Public								
Business / Organization	Contact Name	Title	Address	City	Province	Postal Code	Email	Phone
City of Niagara Falls	Bill Matson	City Clerk	4310 Queen Street, Box 1023	Niagara Falls	ON	L2E 6X5	<a href="mailto:clerk@niagarafalls.ca">clerk@niagarafalls.ca</a>	905-356-7521 ext. 0
City of Niagara Falls	Jim Diodati	Mayor	4310 Queen Street, Box 1023	Niagara Falls	ON	L2E 6X5	<a href="mailto:jdiodati@niagarafalls.ca">jdiodati@niagarafalls.ca</a>	905-356-7521 ext. 4201
City of Niagara Falls	Jason Burgess	CAO	4310 Queen Street, Box 1023	Niagara Falls	ON	L2E 6X5	<a href="mailto:talktotheCAO@niagarafalls.ca">talktotheCAO@niagarafalls.ca</a>	905-356-7521 ext. 5100
City of Niagara Falls	Kira Dolch	General Manager of Planning, Building and Development	4310 Queen Street, Box 1023	Niagara Falls	ON	L2E 6X5	<a href="mailto:kdolch@niagarafalls.ca">kdolch@niagarafalls.ca</a>	905-356-7521 ext. 4231
City of Niagara Falls	Mona Patel	Councillor		Niagara Falls	ON			
City of Niagara Falls	Lori Lacoco	Councillor		Niagara Falls	ON			
City of Niagara Falls	Mike Strange	Councillor		Niagara Falls	ON			
City of Niagara Falls	Wayne Thompson	Councillor		Niagara Falls	ON			
City of Niagara Falls	Ruth Ann Neiuwesteeg	Councillor		Niagara Falls	ON			
City of Niagara Falls	Tony Baldinelli	Councillor		Niagara Falls	ON			
City of Niagara Falls	Vic Pietrangelo	Councillor		Niagara Falls	ON			
City of Niagara Falls	Wayne Cambell	Councillor		Niagara Falls	ON			
City of Thorold	Matthew Trennum	Clerk	3540 Schmon Parkway P.O. Box 1044	Thorold	ON	L2V 4A7	<a href="mailto:clerk@thorold.ca">clerk@thorold.ca</a>	905-227-6613
City of Thorold	Terry Ugolini	Mayor	3540 Schmon Parkway P.O. Box 1044	Thorold	ON	L2V 4A7	<a href="mailto:terry.ugolini@thorold.ca">terry.ugolini@thorold.ca</a>	905-227-6613 ext. 231 C: 905-227-0160
City of Thorold	Manoj Dilwaria	CAO	3540 Schmon Parkway P.O. Box 1044	Thorold	ON	L2V 4A7	<a href="mailto:manoj.dilwaria@thorold.ca">manoj.dilwaria@thorold.ca</a>	905.227.6613
City of Thorold	Jason Simpson	Director of Development Services	3540 Schmon Parkway P.O. Box 1044	Thorold	ON	L2V 4A7	<a href="mailto:jason.simpson@thorold.com">jason.simpson@thorold.com</a>	
Town of Niagara-on-the-Lake	Donna Delvecchio	Town Clerk/Manager of Legislative Services	1593 Four Mile Creek Road P.O. Box 100	Virgil	ON	L0S 1T0	<a href="mailto:clerks@notl.com">clerks@notl.com</a>	905-468-3266 ext. 0
Town of Niagara-on-the-Lake	Gary Zalepa	Lord Mayor	1593 Four Mile Creek Road P.O. Box 100	Virgil	ON	L0S 1T0	<a href="mailto:gary.zalepa@notl.com">gary.zalepa@notl.com</a>	905-468-6417
Town of Niagara-on-the-Lake	Marnie Cluckie	CAO	1593 Four Mile Creek Road P.O. Box 100	Virgil	ON	L0S 1T0	<a href="mailto:marnie.cluckie@notl.com">marnie.cluckie@notl.com</a>	905-468-3266 ext. 227
Town of Niagara-on-the-Lake	Kristen McCauley	Director, Community and Development Services	1593 Four Mile Creek Road P.O. Box 100	Virgil	ON	L0S 1T0	<a href="mailto:planning.development@notl.com">planning.development@notl.com</a>	905-468-3266
St. Catharines	Kristen Sullivan	City Clerk	50 Church Street P.O. Box 3012	St. Catharines	ON	L2R 7C2	<a href="mailto:clerks@stcatharines.ca">clerks@stcatharines.ca</a>	905-688-5600
St. Catharines	Mat Siscoe	Mayor	50 Church Street P.O. Box 3012	St. Catharines	ON	L2R 7C2	<a href="mailto:mayor@stcatharines.ca">mayor@stcatharines.ca</a>	905-688-5601 ext. 1540
St. Catharines	David Oakes	CAO	50 Church Street P.O. Box 3012	St. Catharines	ON	L2R 7C2	<a href="mailto:CitizensFirst@stcatharines.ca">CitizensFirst@stcatharines.ca</a>	905-688-5600
St. Catharines	Tami Kitay	Director of Planning and Building Services	50 Church Street P.O. Box 3012	St. Catharines	ON	L2R 7C2	<a href="mailto:tkitay@stcatharines.ca">tkitay@stcatharines.ca</a>	
Niagara Region	Ann-Marie Norio	Regional Clerk, Niagara Region	1815 Sir Isaac Brock Way	Thorold	ON	L2V 4T7	<a href="mailto:clerk@niagararegion.ca">clerk@niagararegion.ca</a>	905-980-6000 ext. 3720
Niagara Region	Jim Bradley	Regional Chair	1815 Sir Isaac Brock Way	Thorold	ON	L2V 4T7	<a href="mailto:jim.bradley@niagararegion.ca">jim.bradley@niagararegion.ca</a>	905-980-6000 ext. 3600
Niagara Region	Ron Tripp	CAO	1815 Sir Isaac Brock Way	Thorold	ON	L2V 4T7	<a href="mailto:ron.tripp@niagararegion.ca">ron.tripp@niagararegion.ca</a>	905-980-6000 ext. 3253
Niagara Region	Michelle Sergi	Commissioner of Planning and Development Services	1815 Sir Isaac Brock Way	Thorold	ON	L2V 4T7	<a href="mailto:Michelle.Sergi@niagararegion.ca">Michelle.Sergi@niagararegion.ca</a>	905-980-6000 ext. 3276
Niagara Region	Catherine Habermehl	Director, Waste Management Services	1815 Sir Isaac Brock Way	Thorold	ON	L2V 4T7	<a href="mailto:catherine.habermehl@niagararegion.ca">catherine.habermehl@niagararegion.ca</a>	
Niagara Centre	Jeff Burch	MPP	60 King Street Unit 102	Welland	ON	L3B 6A4	<a href="mailto:JBurch-CO@ndp.on.ca">JBurch-CO@ndp.on.ca</a>	905-732-6884
Niagara Centre	Vance Badawey	MP	103-136 East Main Street	Welland	ON	L3B 3W6	<a href="mailto:vance.badawey@parl.gc.ca">vance.badawey@parl.gc.ca</a>	905-788-2204
Niagara Falls	Tony Baldinelli	MP	107-4056 Dorchester Road	Niagara Falls	ON	L2E 6M9	<a href="mailto:Tony.Baldinelli@parl.gc.ca">Tony.Baldinelli@parl.gc.ca</a>	905-353-9590
Niagara Falls, Fort Erie & Niagara-on-the-Lake	Wayne Gates	MPP	6746 Morrison Street, Unit 1	Niagara Falls	ON	L2E 6Z8	<a href="mailto:WGates-CO@ndp.on.ca">WGates-CO@ndp.on.ca</a>	905-871-8868
Niagara West	Dean Allison	MP	4994 King Street	Beamsville	ON	L0R 1B0	<a href="mailto:dean.allison@parl.gc.ca">dean.allison@parl.gc.ca</a>	905-563-7900
Niagara West	Sam Oosterhoff	MPP	4961 King Street East Unit M1	Beamsville	ON	L0R 1B0	<a href="mailto:sam.oosterhoffco@pc.ola.org">sam.oosterhoffco@pc.ola.org</a>	905-563-1755
St. Catharines	Chris Bittle	MP	1-61 Geneva Street	St. Catharines	ON	L2M 4M6	<a href="mailto:chris.bittle@parl.gc.ca">chris.bittle@parl.gc.ca</a>	905-934-6767
St. Catharines	Jennie Stevens	MPP	209 Carlton Street Unit B	St. Catharines	ON	L2R 1S1	<a href="mailto:JStevens-CO@ndp.on.ca">JStevens-CO@ndp.on.ca</a>	905-935-0018
Royal Niagara Golf Club	Matt Rideout		1 Niagara-on-the-Green Boulevard	Niagara-on-the-Lake	ON	L0S 1J0		289-686-7111
Gauld Nurseries Ltd.	David Leigh		8865 Mountain Road	Niagara Falls	ON	L2H 0V4		
Silverline Group Inc.			1051 Old Thorold Stone Road	St. Catharines	ON	L2V 3Y5	<a href="mailto:SLaFratta@silvergatehomes.com">SLaFratta@silvergatehomes.com</a>	
White Oaks Conference Resort & Spa	Traci Luongo		253 Taylor Road	Niagara-on-the-Lake	ON	L0S 1J0	<a href="mailto:tluongo@whiteoaksresort.com">tluongo@whiteoaksresort.com</a>	905-704-5635
BeaverLoch Farms	Kyle Smith							
Dicosimo/HRI	Bart Maves						<a href="mailto:bmaves@sbmc.ca">bmaves@sbmc.ca</a>	
DSBN - Woodend	Colleen Fast		1 Taylor Road	Niagara-on-the-Lake	ON	L0S 1J0	<a href="mailto:colleen.fast@dsbn.org">colleen.fast@dsbn.org</a>	905-688-6125
Enbridge	Scott Dodd						<a href="mailto:scott.dodd@enbridge.com">scott.dodd@enbridge.com</a>	905-747-5545

### Members of the Public

Business / Organization	Contact Name	Title	Address	City	Province	Postal Code	Email	Phone
General Motors	Doug Yates						<a href="mailto:doug.yates@gm.com">doug.yates@gm.com</a>	
Greater Niagara Chamber of Commerce	Mishka Balsom		80 King Street, Unit 3	St. Catharines	ON	L2R 7G1	<a href="mailto:mishka@gncc.ca">mishka@gncc.ca</a>	
Niagara College	Pam Skinner	SVP College Operations	135 Taylor Road	Niagara-on-the-Lake	ON	L0S 1J0	<a href="mailto:pskinner@niagaracollege.ca">pskinner@niagaracollege.ca</a>	
Niagara Home Builders' Association	Chuck McShane		295 Ridge Road North	Ridgeway	ON	L0S 1N0	<a href="mailto:chuck@nhba.ca">chuck@nhba.ca</a>	
Niagara Industrial Association	Arnie Strub		800 Niagara Street, Unit R56	Welland	ON	L3C 5Z4	<a href="mailto:arnie.strub@niagaraindustry.com">arnie.strub@niagaraindustry.com</a>	905-546-6738
Perridiso Estate Winery	Joe Perri						<a href="mailto:joe@perridiso.com">joe@perridiso.com</a>	(905) 358-4222
Trout Unlimited Canada - Niagara Chapter	Dennis Edell		100 Stone Road West, Suite 304-100	Guelph	ON	N1G 5L3	<a href="mailto:dennisnedell@gmail.com">dennisnedell@gmail.com</a>	519-763-0888
Minister of the Environment, Conservation & Parks	Andrea Khanjin		777 Bay Street, 5th Floor	Toronto	ON	M7A 2J3	<a href="mailto:Andrea.Khanjin@pc.ola.org">Andrea.Khanjin@pc.ola.org</a>	416-314-6790
Club Italia	Genya Munroe		2525 Montrose Road	Niagara Falls	ON	L2H 0T9	<a href="mailto:admin@clubitalia.ca">admin@clubitalia.ca</a>	905-374-7388
Canadian National Railway	Reid Bodley						<a href="mailto:Reid.Bodley@cn.ca">Reid.Bodley@cn.ca</a>	
TC Energy	Gretchen Gordon	Community Relations Lead					<a href="mailto:gretchen_gordon@tcenergy.com">gretchen_gordon@tcenergy.com</a>	

\* Plus 553 residents / neighbours

## **Appendix B**

# **Notice of Commencement of ToR & Open House #1**

# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)



**Appendix C**  
**ToR Public Open House**  
**Information Resources**



walker

**Welcome**  
to the

**South Landfill**  
**Phase 2**

**Public Event**



1-866-699-9425 / [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)  
[southlandfillphase2.com](http://southlandfillphase2.com)

# About Walker

## Part of the Community for 136+ Years

At Walker, we strive to build a sustainable future by working alongside the communities we operate in. With this core vision, Walker has successfully operated in Niagara for over 136 years. Walker is a fifth-generation, Niagara based family-owned company with over 1,200 employees across North America.



## Our Innovative Campus



Walker's Niagara Falls location has transformed into an integrated Resource Management Campus and is an important part of the region's waste management infrastructure. We have safely managed Niagara's waste for over 40 years.

## Committed to Resource Recovery

We are continuously innovating and investing in solutions to recover and repurpose landfill-bound waste into sustainable materials and products to reduce society's environmental impact.



Learn more about Walker's Resource Management Campus:



# Supporting Niagara

for over 136 years

Walker has a long history  
of being an active community partner



## Jobs & Employment

- Supporting approximately **500 jobs in Niagara** through our current waste management & resource recovery operations



## Community Giving

- Donations and giving totalling over **\$1.4 million annually** to charities, community groups, and infrastructure in communities where Walker operates



## Volunteering

- Providing employees **2 paid volunteer days** per year to support local community initiatives



## Awareness & Education

- Supporting educational activities by participating in **community events, giving tours and presentations, and through partnerships**

Learn more about Walker's community partnerships:



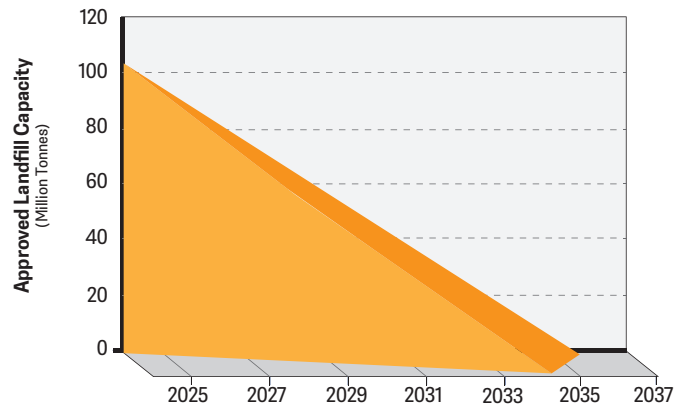
# Niagara's Waste Disposal Solution

South Landfill Phase 2

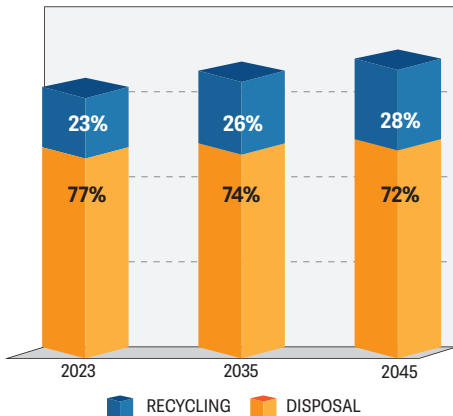
## Ontario is expected to run out of landfill capacity by 2035

- Existing landfills are quickly filling up
- Population & waste generation are increasing
- It takes up to 10 years to develop new landfill capacity

ONTARIO'S REMAINING LANDFILL CAPACITY



ONTARIO'S RECYCLING & DISPOSAL RATES

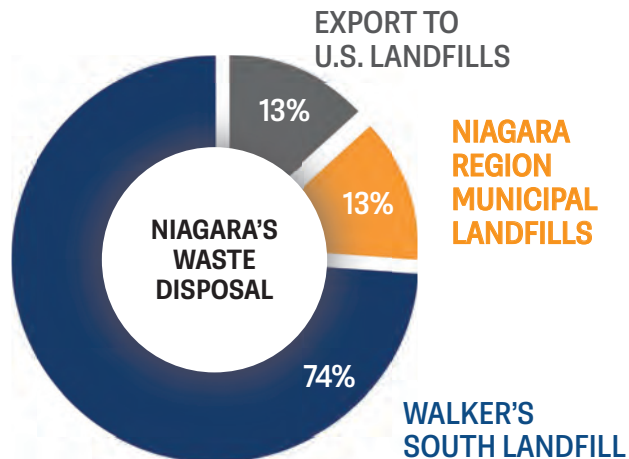


## Despite recycling efforts, there will still be materials requiring safe disposal

- Even with increased recycling and Green Bin composting, landfills are still needed to safely manage residual waste

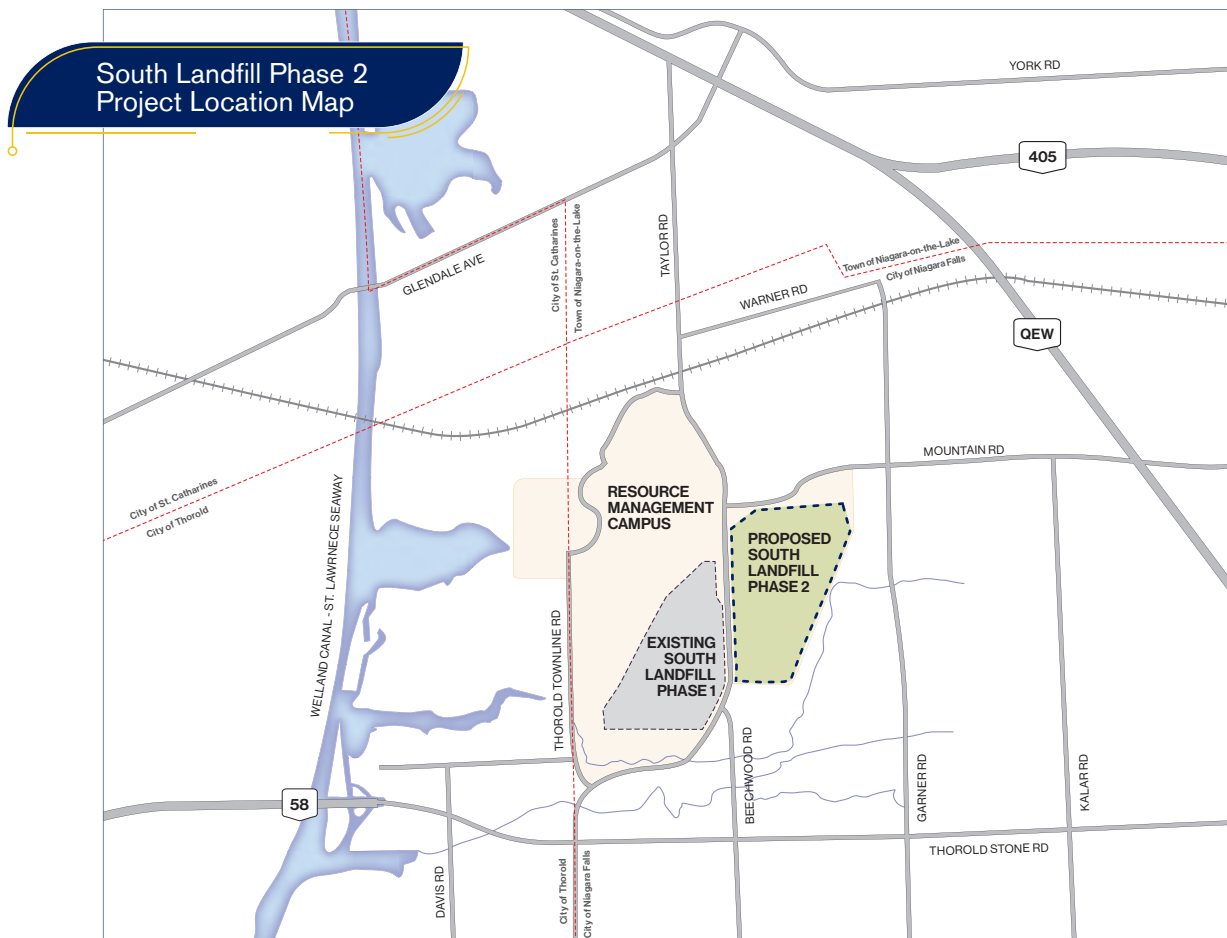
## Niagara is no exception, additional disposal capacity is needed

- Over 2/3 of Niagara's waste is currently managed at the South Landfill, which is expected to reach capacity by 2030



# Safe & Reliable Waste Management

- The existing phase of Walker's South Landfill on Taylor Road in Niagara Falls is soon approaching **capacity**, with approximately **8 years remaining**.
- As the Niagara region continues to grow, planning for long-term waste disposal capacity is increasingly important. Despite recycling and green bin composting efforts, **Niagara requires landfill space** to safely manage non-recyclable materials.
- Using existing waste management infrastructure, Walker is proposing to **continue to operate the South Landfill** by developing **Phase 2** on the eastern portion of our Resource Management Campus, as shown below.



# The Future Development of the South Landfill

Walker is proposing the future development of its South Landfill, **a state-of-the-art engineered landfill**, designed with exceptional safety and environmental controls.



Image showing the construction of several layers of the engineered landfill liner

## Key Facility Information



1.1 million tonnes of solid, non-hazardous waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~500 jobs supported in Niagara

## Did you know?

Walker harnesses the **renewable energy** generated from its Niagara landfill

Walker harnesses enough renewable energy from its landfill to power ~25,000 homes annually.

Phase 2 is estimated to produce an additional 10,000 homes worth of green energy.



# An Environmental Planning Process

The South Landfill Phase 2 project must undergo a **rigorous planning and decision making process** called an Environmental Assessment (EA).

This process is **regulated by the Ontario Ministry of the Environment, Conservation and Parks (MECP)** through the *Environmental Assessment Act* which is designed to protect, conserve, and wisely manage Ontario's environment.

## A Two-Step Process

Step 1

### Terms of Reference (TOR)

This is the initial step in the EA process. It is a document that serves as the roadmap for what will be studied in the EA and outlines the public consultation that will take place.

Step 2

### Environmental Assessment (EA)

This is where the scientific studies occur. These studies identify the effects of the project, both positive and negative, and proposed mitigation measures where needed.

## EA Process

### TERMS OF REFERENCE

PUBLIC INFO SESSION



FINAL TOR SUBMISSION



TOR DECISION



DRAFT TOR REVIEW PERIOD  
(GOVERNMENT & PUBLIC)

FINAL TOR REVIEW PERIOD  
(GOVERNMENT & PUBLIC)

### ENVIRONMENTAL ASSESSMENT

ISSUE DRAFT EA



DRAFT EA REVIEW PERIOD  
(GOVERNMENT & PUBLIC)

FINAL EA REVIEW PERIOD  
(GOVERNMENT & PUBLIC)

PUBLIC INFO SESSIONS

PUBLIC INFO SESSION

FINAL EA SUBMISSION

EA DECISION

Learn more about the EA process:





# Committed to **Safety,** Community and Future Generations

As part of the Environmental Assessment, numerous **scientific studies** will take place to ensure Phase 2 of the South Landfill will be **protective of the environment** while continuing to provide the community with **safe and reliable waste disposal services**.

## Technical Studies

These are the studies that will be done as part of the Environmental Assessment.



**Agriculture**



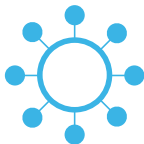
**Air Quality**



**Archaeology**



**Cultural Heritage**



**Cumulative Effects**



**Ecology**



**Economic**



**Noise & Vibration**



**Social**



**Surface Water & Groundwater**



**Traffic**



**Visual**



# We Want to Hear from You



Your feedback is valuable and community input will be considered so that we can put forth a **Niagara-based solution**.

## Connect With Us & Stay Involved



### PROJECT WEBSITE

Visit to learn more & sign up to receive notifications  
[southlandfillphase2.com](http://southlandfillphase2.com)



### PHONE

Call us at  
**1-866-699-9425**



### EMAIL

Send us an email at  
[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)



### EVENTS

**Attend** public information sessions

# **South Landfill Phase 2** **Environmental Assessment**

Information Booklet

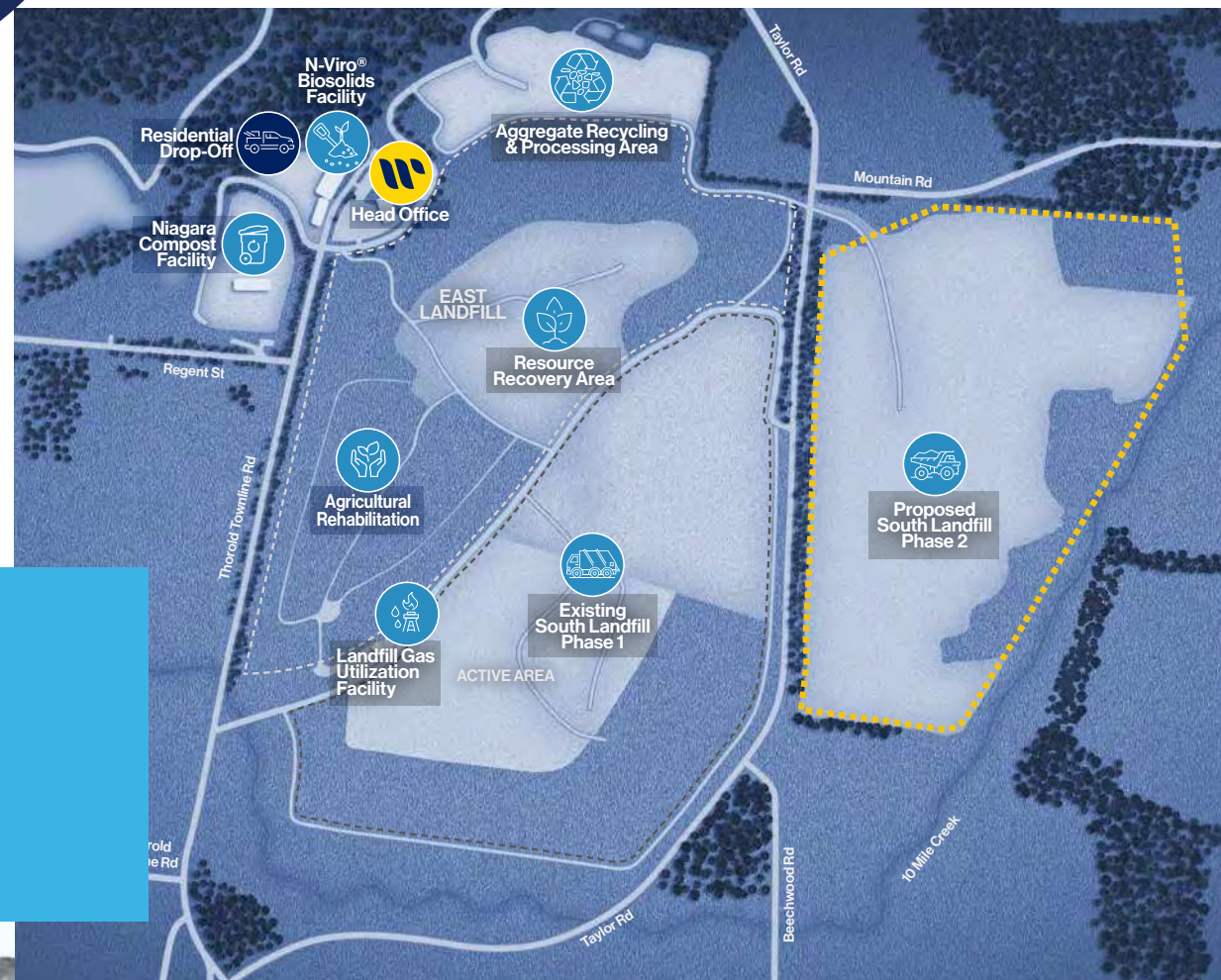


# Safe & Reliable Waste Management

As the Niagara region continues to grow, planning for long-term waste disposal capacity is increasingly important. Despite recycling and green bin composting efforts, landfill space is still needed for non-recyclable materials.

## More than a landfill

Walker's Resource Management Campus in Niagara is a dynamic operation that efficiently manages waste and sustainably recovers resources.



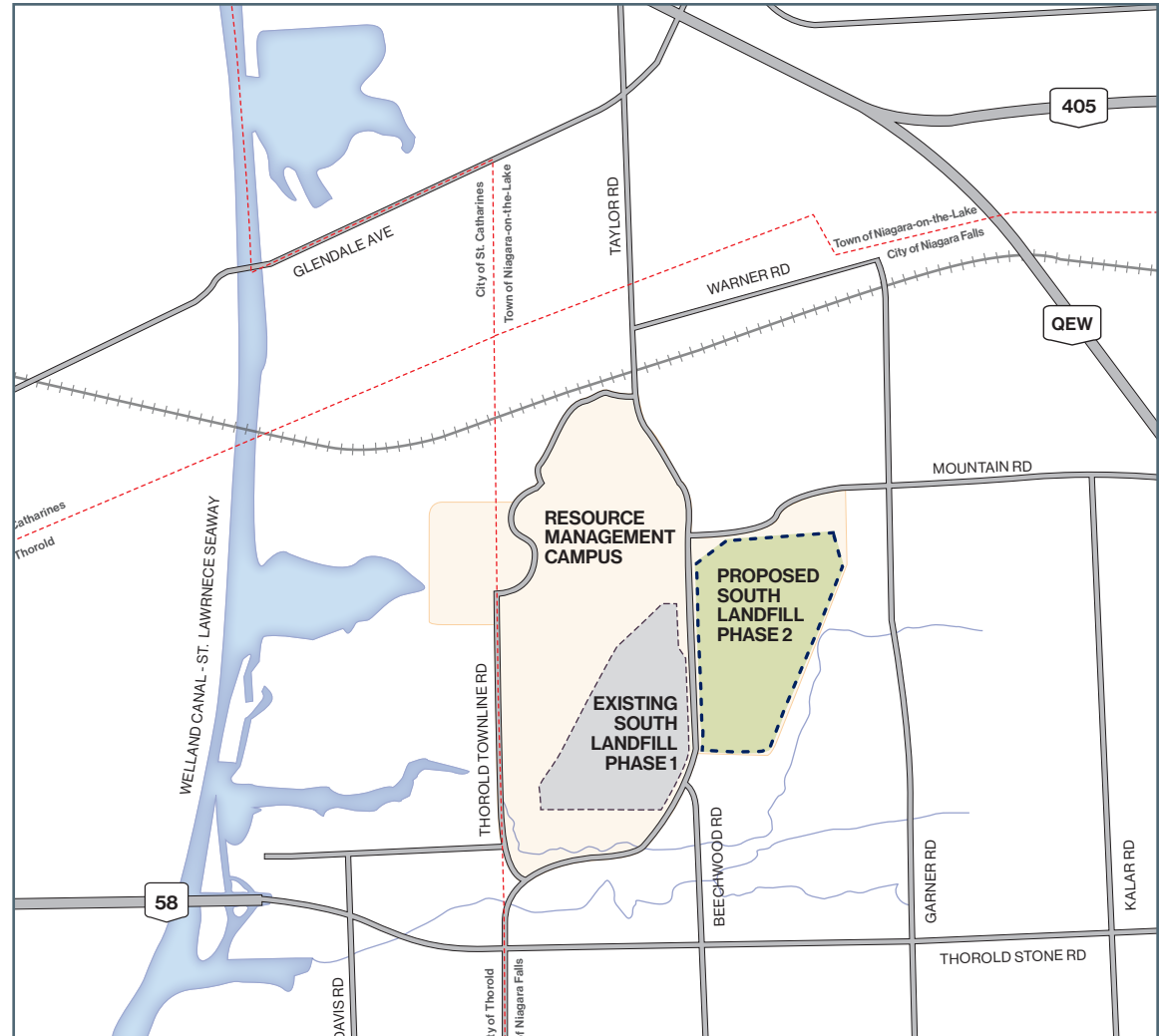
For over 40 years, Walker has played a key role in helping the community manage waste through safe disposal services. As the existing phase of the South Landfill in Niagara Falls reaches final capacity, we are proposing to develop the next phase of the landfill to continue to provide waste management for local residents and businesses.

Phase 2 of the South Landfill will provide additional disposal capacity over a 20-year period, supply renewable energy for the community by turning landfill gas into energy, and continue to be a major employer in the region.

# Phase 2: The Future Development of the South Landfill

The South Landfill is a state-of-the-art, engineered landfill designed with exceptional safety and environmental controls that accepts only solid non-hazardous waste.

If approved, Phase 2 of the South Landfill would be developed on lands owned by Walker, located immediately east of current landfill operations. This site would allow for daily operations to seamlessly transition into a new adjacent fill area. Existing infrastructure such as the site entrance would not change.



## Did you know?



- Our landfill produces enough renewable energy to power the equivalent of 25,000 homes
- Walker delivers landfill gas to the nearby GM Plant, where it is used to generate renewable electricity & heat, reducing their carbon footprint by 70%.

## Phase 2 Key Facility Information



1.1 million tonnes of waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~500 jobs supported in Niagara

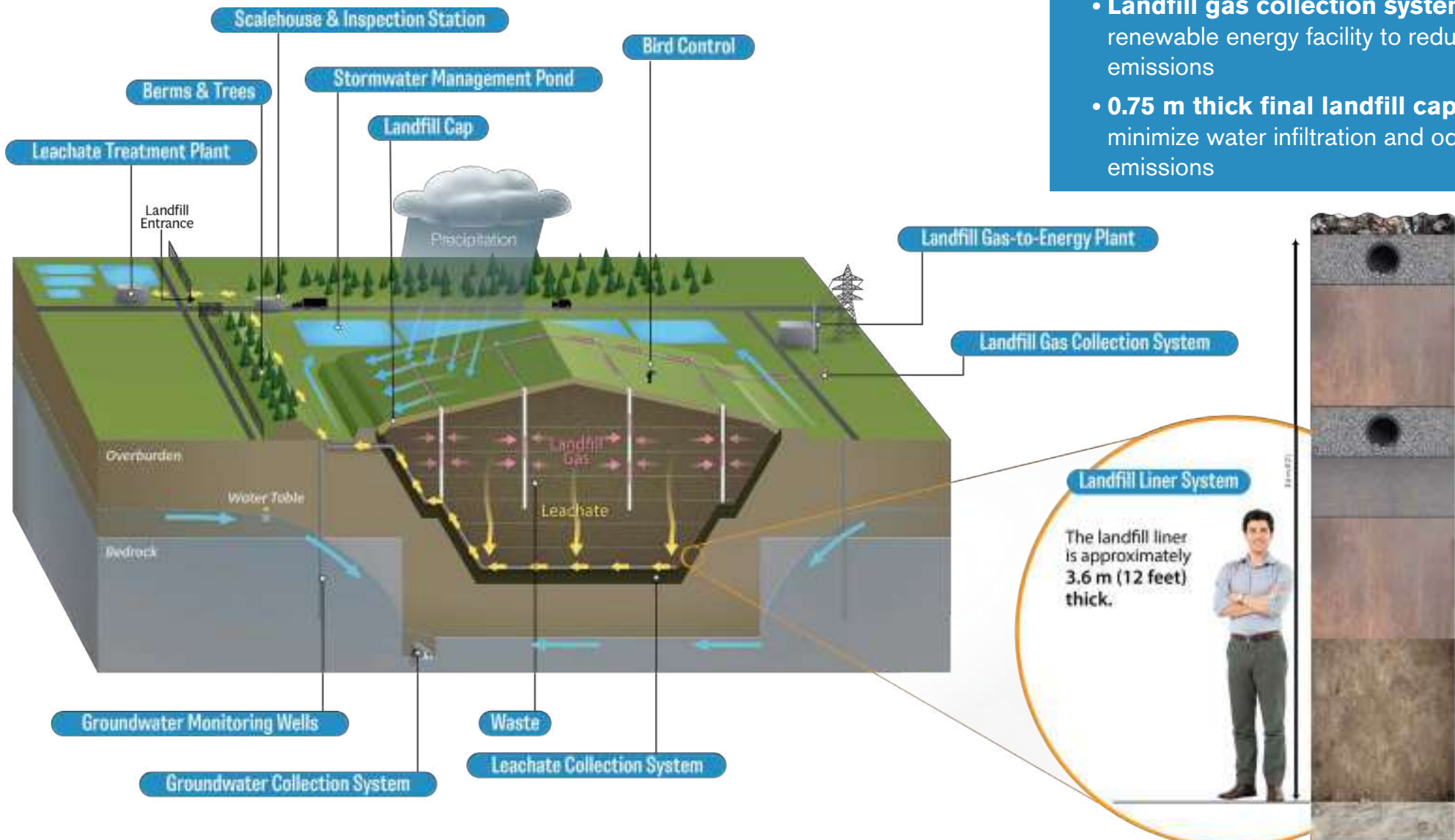


Enough energy to power the equivalent of 10,000 homes

# Designed & Operated to the highest standard

## Key Features

- Sophisticated **12-foot multi-layer liner** that creates a **barrier** between waste and the environment
- **Leachate collection & treatment system** for removal & treatment of water that comes into contact with waste
- **Landfill gas collection system & renewable energy facility** to reduce GHG emissions
- **0.75 m thick final landfill cap** to minimize water infiltration and odour emissions



\* Liner system currently used at the South Landfill.

# A planning process that **Incorporates Your Input**

Before Phase 2 can be built, it will undergo a **rigorous planning and decision-making process** called an Environmental Assessment.

This process is **regulated by the Ontario Ministry of the Environment, Conservation, and Parks (MECP)** through the *Environmental Assessment Act*, which is designed to protect, conserve, and wisely manage Ontario's environment.

## A Two-Step Process

### Step 1 - Terms of Reference (TOR)

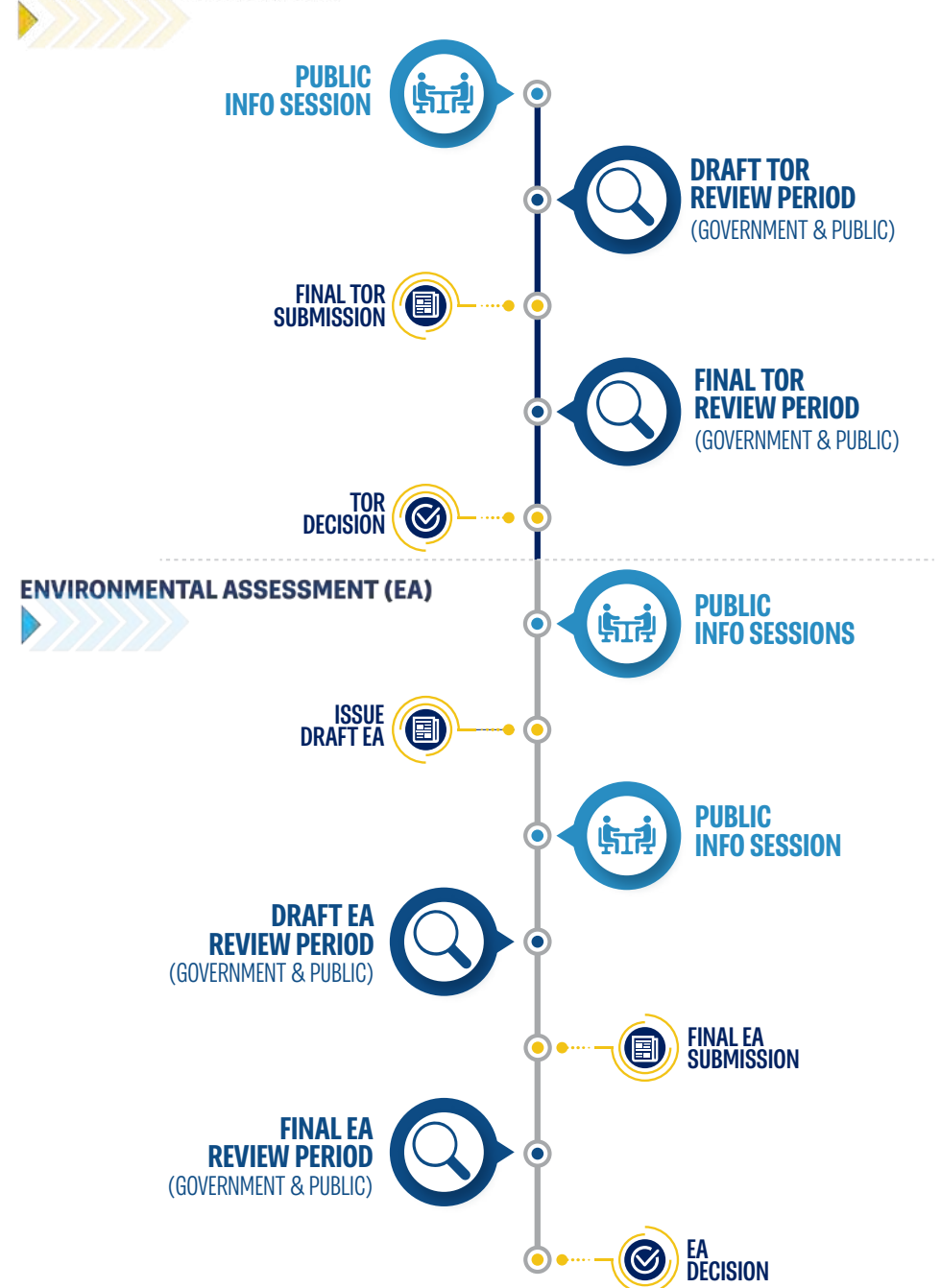
This is the initial step in the EA process. It is a document that serves as the roadmap for what will be studied in the EA and outlines the public consultation that will take place.

### Step 2 - Environmental Assessment (EA)

This is where the scientific studies occur. These studies identify the effects of the project, both positive and negative, and proposed mitigation measures where needed.

## The Environmental Assessment Process

### TERMS OF REFERENCE (TOR)





# Why Walker?

Walker partners with communities to provide responsible solutions, finds innovative ways to recover resources from waste, and keep our people safe through our commitment to health and safety.



## INDUSTRY EXPERTS

Four decades of landfill & resource recovery expertise



## RESPONSIBLE OPERATORS

Extensive environmental monitoring & controls



## FUTURE-ORIENTED

Committed to community & future generations



## INNOVATORS

Safe and reliable landfill design & engineering

# We Want to Hear from You!

Walker wants to hear your thoughts. Your feedback is valuable and helps inform our planning process so that we can develop a Niagara-based solution.

Anyone interested in the project can stay involved through our project website, public events and by contacting us directly. Learn more at [southlandfillphase2.com](http://southlandfillphase2.com).



**Darren Fry**

Project Director



**Elizabeth Duguay**

Planning & Community Engagement Lead



**Leticia Koole**

Project Support Specialist



**Kaitlynn Valeriano**

Communications & Community Outreach Manager

# Connect With Us & Stay Involved



## PROJECT WEBSITE

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[southlandfillphase2.com](http://southlandfillphase2.com)



## PHONE

Call us at  
**1-866-699-9425**



## EMAIL

Send us an email at  
[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)



## EVENTS

**Attend** public information sessions



[southlandfillphase2.com](http://southlandfillphase2.com)

# Walker's South Landfill Liner

## How do modern landfills protect the environment?

Walker's South Landfill is a modern, engineered landfill - it is designed to ensure that groundwater and the environment are protected and safe. By using a state-of-the-art 12-foot thick liner system, waste in the landfill is fully contained.

The South Landfill's liner is made up of many layers, each playing an essential role in protecting the environment.

### 1 Leachate Collection System

"Leachate" is any water that comes into contact with waste. This liquid is captured by a leachate collection system so that it can be removed from the landfill and treated. The system consists of the following components:

- **Geotextile:** High-quality, engineered fabric layer that separates fine particles from the leachate that prevents the system from clogging
- **Clear Stone:** Clean gravel that acts as a drainage layer so leachate can be collected
- **Leachate Collection Pipe:** Perforated pipe within the clear stone layer that transports leachate out of the landfill for treatment

### 2 Geomembrane

The geomembrane is a strong, durable plastic that creates an initial barrier on top of the clay liners to prevent leachate from entering the natural environment.

### 3 Engineered Clay

Engineered clay is natural low permeability clay soil that is tested to ensure it meets strict requirements to create an additional layer that prevents leachate from entering the natural environment.

### 4 Sand

Coarse sand is added as a protective layer for the underlying geomembrane and clay.

### 5 Attenuation Layer

The attenuation layer is the foundation of the landfill. It is a 1-metre-thick layer of compacted, low permeability soil that further safeguards the natural environment.



\* Current liner system used in Phase 1 of the South Landfill

## **Appendix D**

# **Open House Feedback & Correspondence**

# Open House #1 Feedback Form

## South Landfill Phase 2

Your feedback is very important to us, and we appreciate you taking the time to provide us with your comments.

1. Was the Open House helpful in describing the South Landfill Phase 2 project, the Environmental Assessment process, the studies that will be completed, and how you can provide input?

(Please select one option)

- Yes  
 Somewhat  
 No

Please tell us why: I was unaware of the details/project. This  
helped to inform me.

2. Was the information presented easy to understand and the appropriate level of detail provided?

(Please select one option)

- Yes  
 Somewhat  
 No

Please tell us why: Helpful guides/good illustrations board/pictures,  
excellent model -

3. Do you have any information, input, or questions about the project you would like to share with us?

N/A

# Open House #1 Feedback Form

## South Landfill Phase 2

4. Would you like to be contacted with responses to your questions? If so, please let us know how you would like to be contacted.

*(Please select one option)*

- Phone
- Email
- Mail

5. Would you like to be contacted for future project updates?

*(Please select one option)*

- Yes
- No

Name: \_\_\_\_\_

Email Address: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_

Province: \_\_\_\_\_

Postal Code: \_\_\_\_\_

Phone Number: \_\_\_\_\_

**Connect with us & stay involved:**

[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com) | [Southlandfillphase2.com](http://Southlandfillphase2.com) | 1-866-699-9425

# Open House #1 Feedback Form

## South Landfill Phase 2

Your feedback is very important to us, and we appreciate you taking the time to provide us with your comments.

1. Was the Open House helpful in describing the South Landfill Phase 2 project, the Environmental Assessment process, the studies that will be completed, and how you can provide input?

(Please select one option)

- Yes
- Somewhat
- No

Please tell us why: EA COULD HAVE A TIMELINE?  
IS IT 1YR 2YRS OR 7 YEARS?

2. Was the information presented easy to understand and the appropriate level of detail provided?

(Please select one option)

- Yes
- Somewhat
- No

Please tell us why: THE LAYERS FOR THE DESIGN WAS  
DISPLAYED & EXPLAINED CAREFULLY

3. Do you have any information, input, or questions about the project you would like to share with us?

PROJECT LOOKS GOOD. ! GOOD TO SEE  
BIO GAS BE USED EFFICIENTLY &  
EFFECTIVELY.

# Open House #1 Feedback Form

South Landfill Phase 2

4. Would you like to be contacted with responses to your questions? If so, please let us know how you would like to be contacted.

*(Please select one option)*

- Phone
- Email
- Mail

5. Would you like to be contacted for future project updates?

*(Please select one option)*

- Yes
- No

Name: \_\_\_\_\_

Email Address: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_

Province: \_\_\_\_\_, Postal Code: \_\_\_\_\_ Phone Number: \_\_\_\_\_

**Connect with us & stay involved:**

[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com) | [Southlandfillphase2.com](http://Southlandfillphase2.com) | 1-866-699-9425



Tuesday, February 13, 2024 at 14:19:33 Eastern Standard Time

---

**Subject:** RE: Walker South Landfill Phase 2 - Open House #1 Feedback Form Responses  
**Date:** Thursday, January 4, 2024 at 10:32:38 AM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** [REDACTED]  
**CC:** South Landfill Phase 2

Happy New Year to you as well and good question!

Once Phase 2 is constructed and operational, it will tie into the existing landfill gas-to-energy facility to supply clean, renewable energy to the community. We estimate that the new phase of the South Landfill will generate an additional 10,000 homes worth of green energy.

Best,  
Elizabeth

---

**From:** [REDACTED]  
**Sent:** Wednesday, January 3, 2024 6:30 PM  
**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>  
**Cc:** South Landfill Phase 2 <[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)>  
**Subject:** Re: Walker South Landfill Phase 2 - Open House #1 Feedback Form Responses

**CAUTION: External email. Only open links/attachments from known senders**

Hi Liz,

Happy New Year !...Funny I was just looking at your card today and was going to send you an email. I also wanted to know if a similar biogas plant will be built for Phase 2 or tied into this existing plant.

[REDACTED]

On Wed, Jan 3, 2024, 3:56 p.m. Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)> wrote:

Hi [REDACTED]

Thank you for attending the first Open House for Walker's South Landfill Phase 2 project on December 14<sup>th</sup>, 2023 and providing us with valuable feedback.

As indicated on the attached form, you requested to be contacted with responses to your questions via email. We've provided responses to the following questions:

**Question #1: EA could have a timeline?**

Response: This is a great idea and we appreciate your input. Our team will update our timeline to include approximate durations.

**Question #2: Is it 1 year, 2 years, or 7 years?**

Response: The EA is a two-step planning and decision-making process. We anticipate that the initial Terms of Reference (ToR) step, the roadmap for the project, will take approximately 1-2 years to complete. The second step is the study phase of the EA, which typically takes 2 to 3 years from start to finish. Any other subsequent approvals can take up to 1 year. We will include this type of information when updating our timeline.

I hope the above provides more clarity regarding timelines for this project. If you have any additional questions, please feel free to contact me directly.

Kindest regards,  
Elizabeth

**Elizabeth Duguay**  
Planning & Community Engagement Lead  
Environmental Division

---

C: 289-257-1680  
Toll free: 866-694-9360  
[www.walkerind.com](http://www.walkerind.com)



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# Open House #1 Feedback Form

## South Landfill Phase 2

Your feedback is very important to us, and we appreciate you taking the time to provide us with your comments.

1. Was the Open House helpful in describing the South Landfill Phase 2 project, the Environmental Assessment process, the studies that will be completed, and how you can provide input?

(Please select one option)

- Yes  
 Somewhat  
 No

Please tell us why: THE DISPLAYS TELLS HOW & WHAT  
WILL BE ACCOMPLISHED IN EASILY UNDERSTOOD  
PRESENTATION. INPUT CAN BE BY SURVEYS AFTER STAGES.

2. Was the information presented easy to understand and the appropriate level of detail provided?

(Please select one option)

- Yes  
 Somewhat  
 No

Please tell us why: SEE ABOVE.

3. Do you have any information, input, or questions about the project you would like to share with us?

AT A LATER STAGE AS PROGRESS IS MADE.

# Open House #1 Feedback Form

South Landfill Phase 2

4. Would you like to be contacted with responses to your questions? If so, please let us know how you would like to be contacted.

*(Please select one option)*

- Phone
- Email
- Mail

5. Would you like to be contacted for future project updates?

*(Please select one option)*

- Yes
- No

Name: \_\_\_\_\_

Email Address: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_

Province: \_\_\_\_\_ Postal Code: \_\_\_\_\_ Phone Number: \_\_\_\_\_

**Connect with us & stay involved:**

[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com) | [Southlandfillphase2.com](http://Southlandfillphase2.com) | 1-866-699-9425

**Subject:** New submission from Share Your Feedback Form  
**Date:** Monday, January 8, 2024 at 3:11:27 PM Eastern Standard Time  
**From:** info@southlandfillphase2.com  
**To:** South Landfill Phase 2

### Question 1

Was this virtual open house helpful in describing the South Landfill Phase 2 project, the Environmental Assessment process, the studies that will be completed, and how you can provide input?

Somewhat

### Question 2

Was the information presented easy to understand and the appropriate level of detail provided?

No

Please tell us why:

see question 3. The information lacks precision.

### Question 3

Do you have any information, input or questions about the project you would like to share with us?

Yes

If "yes" was selected, please explain:

1. Please be specific and detail the Stamford Lot Numbers that will be a part of the Proposed South Landfill Phase 2.
2. Are these lots part of ALPS #11175?
3. Once the quarry phase was terminated, was this area not supposed to be rehabilitated to Agricultural?
4. What provisions will be made to prevent 'leaching' into the nearby creek?
5. Will there be any 'incoming' waste material from areas outside the Niagara Region?
6. How many trucks per day? Size of trucks? Which roads will be travelled? Hours of trucking?
7. Hours of operation of Phase 1? Hours of operation of Proposed Phase 2?

Thank you.

### Question 4

Would you like to be contacted with responses to your questions? If so, please provide an email address or phone number.

Yes

Email Address

[REDACTED]

### Question 5

Would you like to be contacted for future project updates?

No

Tuesday, February 13, 2024 at 13:41:04 Eastern Standard Time

---

**Subject:** Walker South Landfill Phase 2 Environmental Assessment - Virtual Open House #1 Responses  
**Date:** Wednesday, January 10, 2024 at 12:01:46 PM Eastern Standard Time  
**From:** Elizabeth Duguay  
**To:** [REDACTED]  
**CC:** South Landfill Phase 2  
**Attachments:** South Landfill Phase 1\_Landfill Design.pdf

Hello,

Thank you for your feedback on our virtual Open House #1 for the South Landfill Phase 2 Environmental Assessment (EA). We appreciate you taking the time to review the information and for sharing your questions and input.

As indicated through our website, you have requested to be contacted with responses to your questions regarding the proposed project. I'm happy to provide responses to each of your inquiries, which can be found below.

***Question #1: Please be specific and detail the Stamford Lot Numbers that will be a part of the Proposed South Landfill Phase 2.***

**Response:** Phase 2 of the South Landfill is being proposed within the existing footprint of Walker's Walker Brothers Quarry, which is located on the following lots: PT STAMFORD TWP LOTS 29 32 48 50 51 65 66 68 PT RD ALLOW RP 59R595 PT PART 1RP 59R10456 PARTS 1 TO 5 RP 59R11808 PARTS 8 AND 15 RP 59R12203 Parts 1-3.

***Question #2: Are these lots part of ALPS #11175?***

**Response:** ALPS #11175 is the Walker Brothers Quarry aggregate license number, which applies to lots PT 51, 29, 32 & 48.

***Question #3: Once the quarry phase was terminated, was this area not supposed to be rehabilitated to Agricultural?***

**Response:** The rehabilitation plan for the Walker Brothers Quarry currently proposes agricultural use. To develop Phase 2 of the South Landfill, Walker will be seeking the necessary approvals to operate the site as a landfill. As part of this approvals process, we will consider various end uses for the landfill (Phase 2) once it is capped and closed, which may include agricultural use. Our East Landfill, which is also located at our Niagara Resource Management Campus, is an example of a former landfill that Walker has rehabilitated into agricultural land and has been safely and successfully farmed for approximately ten years.

***Question #4: What provisions will be made to prevent 'leaching' into the nearby creek?***

**Response:** As per Ontario Regulation 232/98 (Part III) under the Environmental Assessment Act, landfills in Ontario must be designed and constructed in a manner that is protective of the environment, which includes surface water. Phase 2 of the South Landfill will feature a landfill design similar to Phase 1. A diagram illustrating this design is attached.

As it relates to leaching, there is a 12-foot multi-layer liner that acts as a barrier between water within the landfill (leachate) and the environment. In other words, there will be no ‘leaching’ of water within the landfill into any nearby waterbodies. Additionally, there is a leachate collection and treatment system that removes leachate so it can be treated by a wastewater treatment plant. Walker also routinely monitors nearby surface water bodies, such as creeks, to ensure there are no impacts from our operations.

***Question #5: Will there be any 'incoming' waste material from areas outside the Niagara Region?***

**Response:** Phase 1 of the South Landfill currently accepts waste from Niagara Region and surrounding communities. It manages over two-thirds of Niagara’s waste. The remaining waste is managed by Niagara Region Municipal Landfills (13%) or is exported to landfills in the United States (13%). Phase 2 is envisioned to continue to manage materials that cannot be reused or recycled from Niagara and surrounding communities.

***Question #6: How many trucks per day? Size of trucks? Which roads will be travelled? Hours of trucking?***

**Response:** An EA is a two-step planning and decision-making process. Currently, we are in Step 1 – the Terms of Reference (ToR) stage – which essentially involves creating the blueprint for how the project will be studied. This initial step takes approximately 1-2 years to complete. During Step 2 – the EA stage –we will develop additional details about the project and conduct scientific studies to determine impacts (e.g., will there be additional impacts on traffic). You can find more information about the EA process on our project website ([southlandfillphase2.com](http://southlandfillphase2.com)) under “EA Process”. We are not seeking to increase volumes or activity from what currently exists with Phase 1. Therefore, we do not expect traffic patterns to change. However, as noted above, this information will become available as we progress through the EA process.

***Question #7: Hours of operation of Phase 1? Hours of operation of Proposed Phase 2?***

**Response:** As noted above, we do not expect hours of operation to change from those that exist for Phase 1. However, this information will become available as we progress through the EA process. Currently, Phase 1 of the South Landfill has the following hours of operations for waste receipt, based on Environmental Compliance Approval Number 0084-78RKAM:

- 7:00 am to 7:00 pm - Monday to Friday (except statutory holidays)
- 7:00 am to 1:00 pm – Saturday

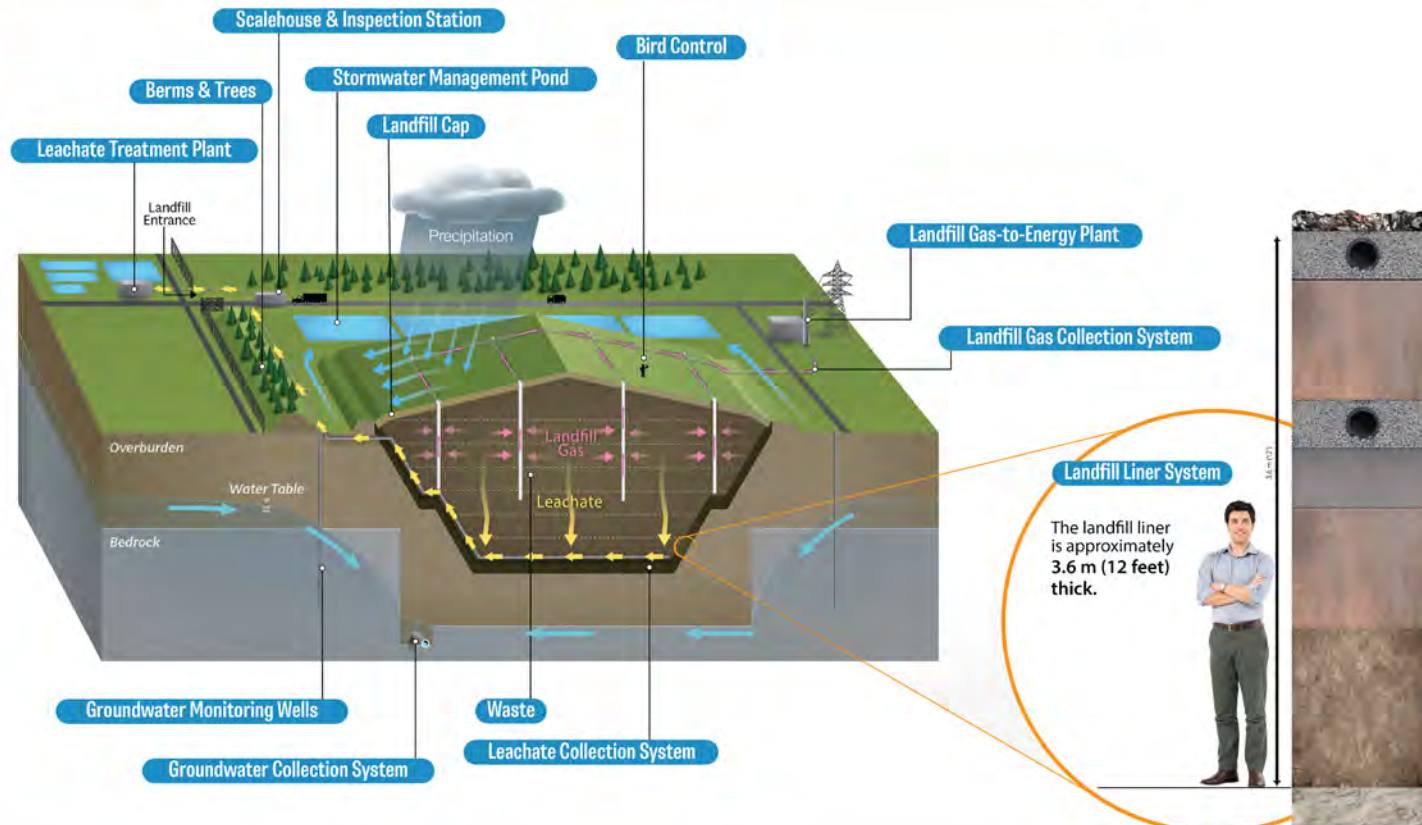
Please feel free to reach out if you have any further questions or comments. Your feedback is important to us, and we encourage you to stay engaged throughout the process.

Kindest regards,  
Elizabeth

# Designed & Operated to the highest standard

## Key Features

- Sophisticated **12-foot multi-layer liner** that creates a barrier between waste and the environment
- **Leachate collection & treatment system** for removal & treatment of water that comes into contact with waste
- **Landfill gas collection system & renewable natural gas production** to reduce emissions
- **0.75 m thick final landfill cap** to prevent water infiltration and control odour



\* Liner system currently used at the South Landfill.



Tuesday, February 13, 2024 at 13:38:27 Eastern Standard Time

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**Subject:** Fwd: My questions....

**Date:** Thursday, January 11, 2024 at 8:05:19 AM Eastern Standard Time

**From:** Elizabeth Duguay

**To:** South Landfill Phase 2

---

**From:** [REDACTED]

**Sent:** Wednesday, January 10, 2024 7:26:53 p.m.

**To:** Elizabeth Duguay <[EDuguay@walkerind.com](mailto:EDuguay@walkerind.com)>

**Subject:** My questions....

**CAUTION: External email. Only open links/attachments from known senders**

Thank you for your responses, Elizabeth.

Sincerely,

[REDACTED]  
[REDACTED]

# Appendix J

Media

# **Media Articles**

# Walker Industries hosts public open house regarding South Landfill

ThoroldToday Staff  
about 7 hours ago



Stock image

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00:02:13

NEWS RELEASE

WALKER INDUSTRIES

\*\*\*\*\*

Walker Industries (Walker) today announced it has commenced its terms of reference for the

company’s proposed next phase of its South Landfill, allowing Walker to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities.

“Walker’s Resource Management Campus plays a key role in helping Niagara recover resources, manage waste, and generate clean, renewable energy,” said Mike Deprez, vice president, Environmental Division. “As Niagara region continues to grow, planning for long-term waste disposal capacity is increasingly important. Walker has safely managed landfills for more than forty years and our Phase 2 development would allow us to continue to provide these critical services to residents, businesses, and municipalities.”

To develop the next phase of its South Landfill, Walker has initiated an environmental assessment (EA). An EA sets out a planning and decision-making process that considers potential effects on the environment and surrounding community. As part of this process, Walker encourages members of the public, agencies, Indigenous communities and other interested persons to actively participate in the planning process by attending consultation opportunities or contacting staff directly.

Walker will host an initial public open house to introduce the project, review and discuss the environmental assessment process and collect feedback.

- Date: Thursday, Dec. 14
- Time: 4 to 8 p.m.
- Location: Club Italia, Grand Ballroom B, 2525 Montrose Rd., Niagara Falls, Ont.

For further information on the process or upcoming public sessions, please contact:

Cody Cabral

Media Relations, Walker Industries

Email: ccabral@walkerind.com

Phone: 289-257-0528

\*\*\*\*\*

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## Featured Flyer

[https://niagarathisweek.com/news/walker-industries-seeks-public-input-on-landfill-expansion-plan-in-niagara-falls/article\\_d7a86522-c0da-5d1f-ba05-aa9d843fa981.html](https://niagarathisweek.com/news/walker-industries-seeks-public-input-on-landfill-expansion-plan-in-niagara-falls/article_d7a86522-c0da-5d1f-ba05-aa9d843fa981.html)

Home / News

NEWS

# Walker Industries seeks public input on landfill expansion plan in Niagara Falls

Expansion would add 20 years of landfill capacity while producing clean, renewable energy from landfill gas

By Paul Forsyth Niagara This Week Niagara Falls

Dec 4, 2023



Walker Industries wants to hear what Niagara residents think about its plans to expand its south landfill in Niagara Falls near the Thorold border. It's hosting an open house at Club Italia in Niagara Falls on Dec 14.

Walker Industries photo

Walker Industries wants to hear what Niagara residents think about its plans to expand its south landfill in Niagara Falls near the Thorold border.

The company just announced its \$50-million plant to capture landfill gas from its existing landfill facilities has reached the final stages of commission – meaning the partnership with Enbridge Gas and Comcor Environmental will capture enough methane from decomposing organics and refine it into enough low-carbon, clean energy to power almost 9,000 homes while reducing greenhouse gas emissions by 48,000 tonnes a year.

But Walker said the landfill expansion is needed because, despite ongoing efforts to ramp up recycling to divert household materials from landfills, landfill space in Niagara is running out.

The new landfill expansion would add an additional 20 years of landfill space for Niagara, with the added benefits of creating hundreds of jobs and providing enough renewal energy from landfill gas to power the equivalent of 10,000 homes, Walker says.

The Phase 2 expansion of the south landfill is proposed for a site just south of Mountain Road and east of Taylor Road, just west of 10 Mile Creek, directly to the east of the existing Phase 1 of the south landfill. Walker said that first phase is reaching capacity.

Ad removed. [Details](#)



The expanded south landfill proposal by Walker Industries would see the landfill expanded to a site south of Mountain Road and east of Taylor Road in Niagara Falls.

Walker Industries graphic

Walker is hosting a public open house at Club Italia at 2525 Montrose Rd. in Niagara Falls on Thursday, Dec. 14 from 4 to 8 p.m. to allow people to participate in the planning process. That session is part of an environmental assessment initiated by Walker to consider the potential effect on the environment and the surrounding community.

Mike Deprez, vice-president of Walker's environmental division, said in a news release that the company has safely managed landfills for more than 40 years and the expansion of the south landfill would allow Walker to continue to provide the "critical" services to residents, businesses and municipalities.

"As Niagara region continues to grow, planning for long-term waste disposal capacity is increasingly important," he said.

Walker said Phase 2 of the south landfill will have an annual fill rate of 1.1 million tonnes of non-hazardous waste a year and a total capacity of about 18 million tonnes over the next 20 years.

In addition to the upcoming open house, Walker will have a virtual, self-guided open house available from Dec. 15 to Jan. 15 at [www.southlandfillphase2.com](http://www.southlandfillphase2.com). People can also submit comments on the project to project director Darren Fry via email at [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com) or via phone at [1-866-699-9425](tel:1-866-699-9425).





**Paul Forsyth** *is a reporter with Niagara this Week. He can be reached at [pforsyth@niagarathisweek.com](mailto:pforsyth@niagarathisweek.com).*

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## Approval sought for new landfill near Glendale

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A view of the new proposed south landfill Phase 2, east of the existing dump across Taylor Road and south of Mountain Road. It is now a working limestone quarry for Walker's aggregate operations but will close once the new landfill is approved by the Ontario government. STEVE HARDAKER



**Steve Hardaker**  
Community Correspondent



December 13, 2023

### **Steve Hardaker** Community Correspondent

With only eight years remaining in the life of Walker Industries' major landfill overlooking Niagara-on-the-Lake's Glendale community, the company has started planning to develop the next phase of the dump.

Located on top of the Niagara Escarpment, what's known as the south landfill has been in operation for more than 15 years.

But it is reaching full capacity and must be phased out.

The proposed south landfill's phase 2 is east of the existing landfill, across Taylor Road and south of Mountain Road.

It is now a working limestone quarry for Walker's aggregate operations which will close once the proposed new landfill is

approved by the Ontario Ministry of the Environment.

An initial open house will be held Dec. 14, from 4 to 8 p.m. at Club Italia on Montrose Road in Niagara Falls.

Walker's 2,000-acre sprawling Niagara campus on top of the Niagara Escarpment initially started as a small limestone quarry and aggregate operation more than 136 years ago.

Today, it is home to a multi-faceted waste collection and recovery operation where materials like wood waste, railway ties, asphalt shingles and clean soils are recycled to produce new products. It handles about 75 per cent of Niagara's garbage.

Walker is also a leader in modern composting where municipal green bin organics are converted into quality compost products.

The Niagara campus is home to a biosolid organic waste facility where organic waste is processed to recycle nutrients for agricultural production.

The facility also receives the region's blue and grey bin materials. What cannot be recycled, reused or composted is sent to the landfill.

Methane gas is a natural product of the decomposition of any organic materials in any dump. For the last 15 years, Walker has collected this gas through a series of wells and pipes and that methane can be used to generate renewable energy.

The company now has the largest renewable natural gas from landfill gas facility in Ontario. When commissioned near the end of 2023, the facility will produce enough energy to heat more than 8,700 homes annually through Enbridge Gas' distribution system, Walker says.

It has been managing landfill gas projects for over 20 years. And because it is being extracted from landfill, the natural gas produced is a renewable resource.

That landfill gas is now being supplied to the neighbouring General Motors propulsion plant in St. Catharines, which will help the automaker reduce its carbon footprint by approximately 70 per cent, making it one of GM's cleanest propulsion plants.

Before Walker Industries can open its proposed new landfill, a rigorous environment assessment needs to be done. That could take up to eight years.

Despite recycling and green bin composting efforts, there is still a need for landfill space for non-recyclable materials.

Darren Fry, the project director overseeing the development of the phase 2 landfill, said, "Ontario has some of the strictest ground

water protection laws in Canada or even in North America for that matter.”

In designing the new facility, “We will look at how to protect water. We will study air quality. We will look at traffic. We will look at ecology. We’ll look at visual impacts,” he said.

“There are about 14 studies we will be undertaking as part of the environmental assessment,” Fry said.

Once the environmental assessment is approved by the province, the new landfill can be designed. It is not as simple as starting to dispose of waste into a hole in the ground or, for this site, the abandoned quarry.

Modern landfills are designed to ensure groundwater and the environment are protected and safe.

The company says it will use a state-of-the-art, 12-foot-thick liner system, to make sure waste in the landfill is contained. The liner is made up of many layers, each playing a role in protecting the environment.

Walker says it will conduct extensive consultation with the public, agencies like the conservation authority, Indigenous communities and others.

The first open house on Dec. 14 will be used to introduce the project, review, and discuss the environmental assessment process and gather feedback. More open houses are planned.

*Steve Hardaker has lived in Glendale for over 13 years and is active in many community organizations.*



# **Media Correspondence**

## MEDIA RELEASE

For Immediate Use

Thursday, Nov. 30, 2023

### Walker launches Notice of Commencement for the future development of its South Landfill

**NIAGARA, ON (Nov. 30)** - Walker Industries (Walker) today announced it has commenced its Terms of Reference for the company's proposed next phase of its South Landfill, allowing Walker to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities.

"Walker's Resource Management Campus plays a key role in helping Niagara recover resources, manage waste, and generate clean, renewable energy," said Mike Deprez, Vice President, Environmental Division. "As Niagara region continues to grow, planning for long-term waste disposal capacity is increasingly important. Walker has safely managed landfills for more than forty years and our Phase 2 development would allow us to continue to provide these critical services to residents, businesses, and municipalities."

To develop the next phase of its South Landfill, Walker has initiated an Environmental Assessment (EA). An EA sets out a planning and decision-making process that considers potential effects on the environment and surrounding community. As part of this process, Walker encourages members of the public, agencies, Indigenous communities and other interested persons to actively participate in the planning process by attending consultation opportunities or contacting staff directly.

Walker will host an initial public Open House to introduce the project, review and discuss the Environmental Assessment process and collect feedback.

**Date:** Thursday, Dec. 14

**Time:** 4 to 8 p.m.

**Location:** Club Italia, Grand Ballroom B,  
2525 Montrose Rd, Niagara Falls, ON

For further information on the process or upcoming public sessions, please contact:

**Cody Cabral**  
Media Relations, Walker Industries  
Email: [ccabral@walkerind.com](mailto:ccabral@walkerind.com)  
Phone: 289-257-0528



# Notice of Commencement of Terms of Reference & Open House #1 South Landfill Phase 2 Environmental Assessment Walker Environmental Group Inc.

Walker is proposing to develop the next phase of its South Landfill to continue to provide essential waste disposal services to meet the needs of Niagara and surrounding communities. Similar to current operations, South Landfill Phase 2 will include an annual fill rate of 1.1 million tonnes per year and a total capacity of approximately 18 million tonnes over the next 20 years.

To develop Phase 2 of the South Landfill, Walker has initiated an Environmental Assessment, a Provincial planning process under the Environmental Assessment Act, to assess the potential effects of the proposed landfill continuation on the environment and surrounding community.

## The Process

This study will be carried out in accordance with the requirements of Ontario Regulation 101/07 which includes the requirement to conduct an individual Environmental Assessment per the Environmental Assessment Act.

The first step of the process is the preparation of a Terms of Reference. The Terms of Reference will set out the proponent's framework and work plan for addressing the Environmental Assessment Act requirements when preparing the Environmental Assessment, including such things as the alternatives that

will be considered and the public consultation activities that will be carried out. If approved by the Minister, the Terms of Reference will provide the framework and requirements for the preparation of the Environmental Assessment.

### Invitation

Walker invites you to attend an initial public Open House to introduce the project, review and discuss the Environmental Assessment process, and gather feedback:

Open House #1  
Thursday, December 14th, 2023  
from 4:00 pm – 8:00 pm  
Club Italia, Grande Ballroom B, 2525  
Montrose Rd, Niagara Falls

## Consultation

Members of the public, agencies, Indigenous communities and other interested persons are encouraged to actively participate in the planning process by attending consultation opportunities or contacting staff directly with comments or questions. Consultation opportunities are planned throughout the planning process and will be advertised in local newspapers, on the project website [www.southlandfillphase2.com](http://www.southlandfillphase2.com), by direct mail and/or electronic mail (email).



*Shown: South Landfill*

A virtual, self-guided open house will also be available at [www.southlandfillphase2.com](http://www.southlandfillphase2.com) from December 15th until January 15th. Your input is valuable, and you are encouraged to submit your comments by mail, email, or phone to the project contact listed, or through the project website.

### Darren Fry Project Director

Walker Environmental Group Inc.  
2800 Thorold Townline Rd,  
ON L2E 6S4  
Phone: 1-866-699-9425  
Email: [info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)

To be added to the project mailing list, please sign-up at [www.southlandfillphase2.com](http://www.southlandfillphase2.com)



# **South Landfill Phase 2** **Environmental Assessment**

Information Booklet

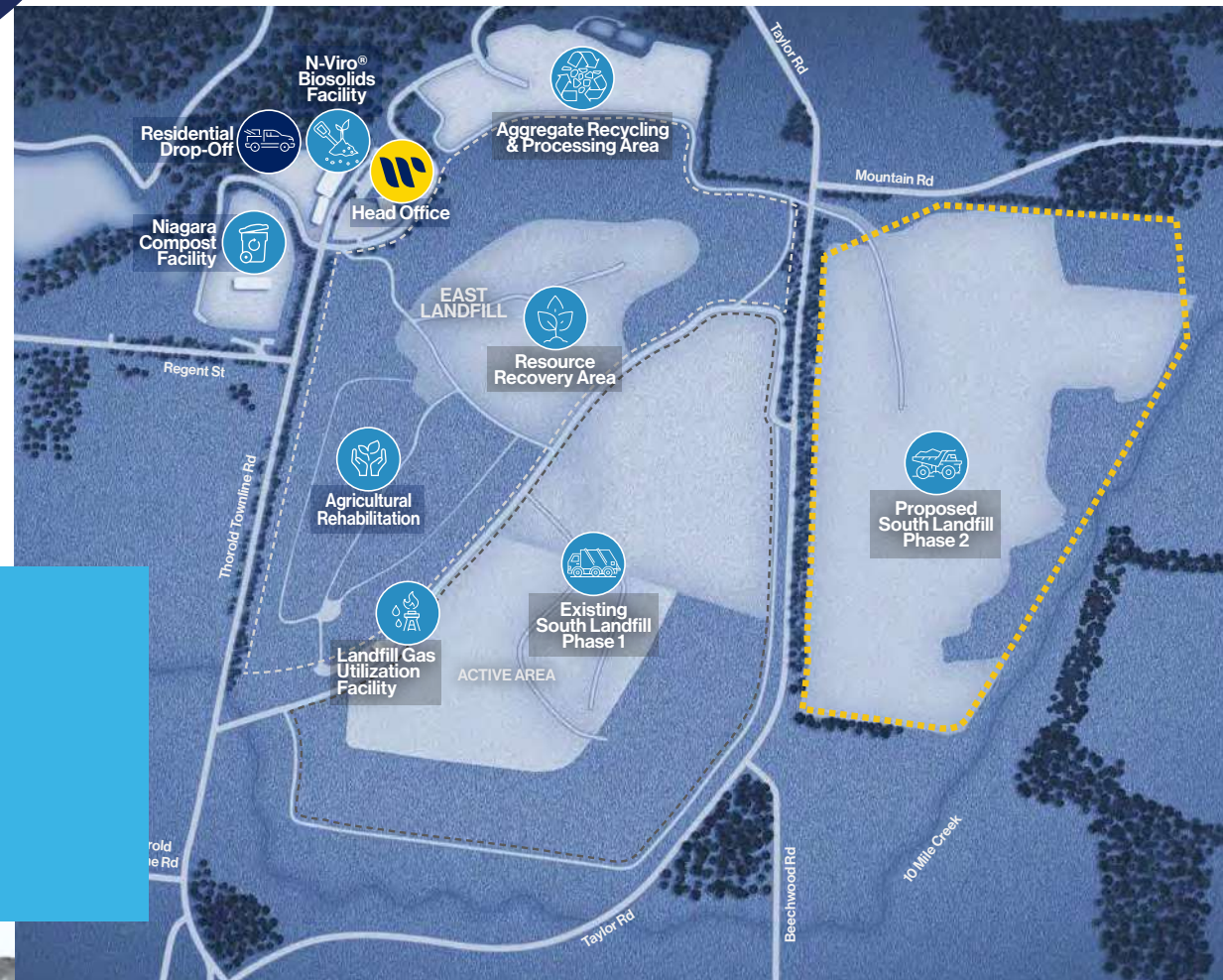


# Safe & Reliable Waste Management

As the Niagara region continues to grow, planning for long-term waste disposal capacity is increasingly important. Despite recycling and green bin composting efforts, landfill space is still needed for non-recyclable materials.

## More than a landfill

Walker's Resource Management Campus in Niagara is a dynamic operation that efficiently manages waste and sustainably recovers resources.



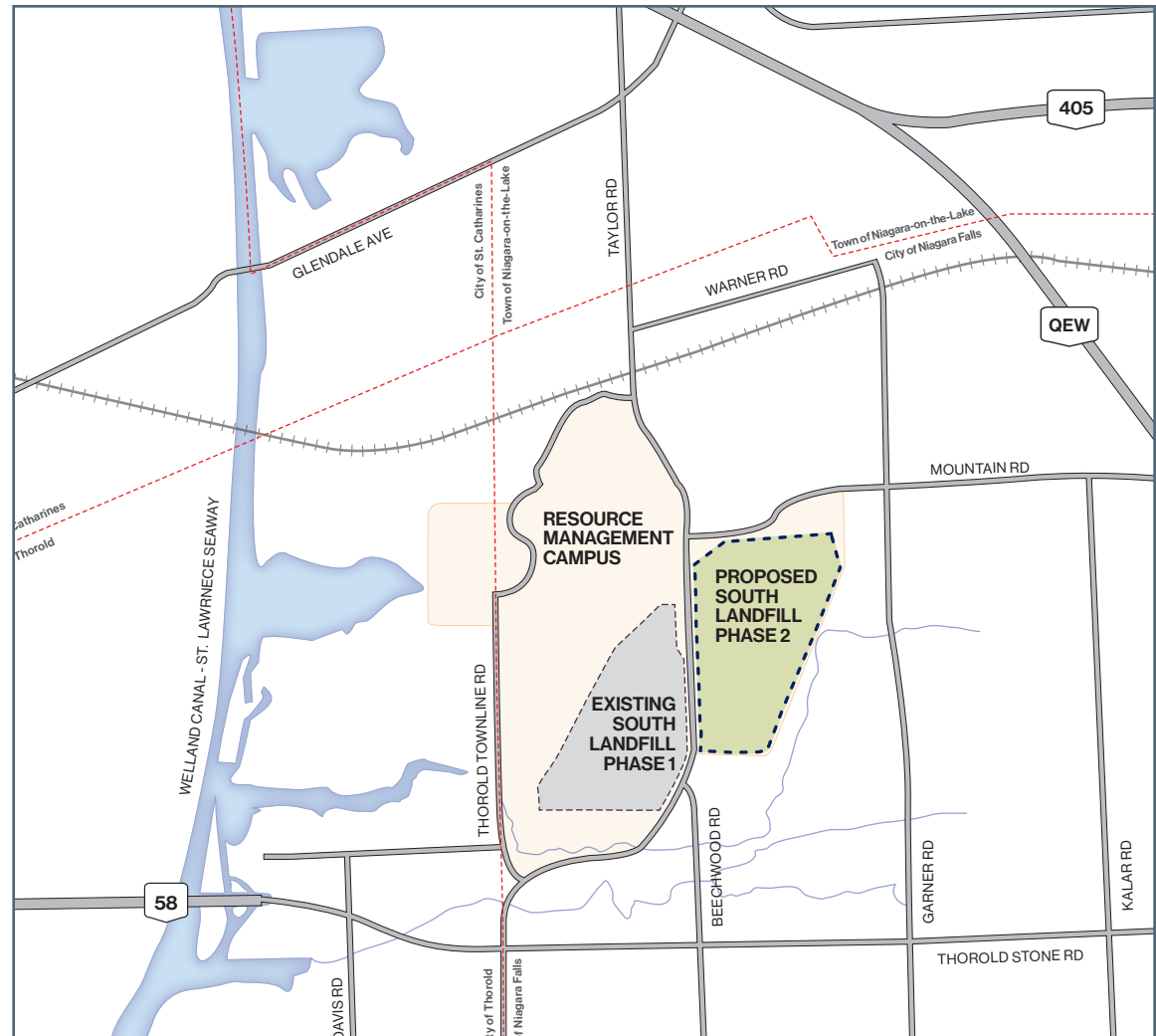
For over 40 years, Walker has played a key role in helping the community manage waste through safe disposal services. As the existing phase of the South Landfill in Niagara Falls reaches final capacity, we are proposing to develop the next phase of the landfill to continue to provide waste management for local residents and businesses.

Phase 2 of the South Landfill will provide additional disposal capacity over a 20-year period, supply renewable energy for the community by turning landfill gas into energy, and continue to be a major employer in the region.

# Phase 2: The Future Development of the South Landfill

The South Landfill is a state-of-the-art, engineered landfill designed with exceptional safety and environmental controls that accepts only solid non-hazardous waste.

If approved, Phase 2 of the South Landfill would be developed on lands owned by Walker, located immediately east of current landfill operations. This site would allow for daily operations to seamlessly transition into a new adjacent fill area. Existing infrastructure such as the site entrance would not change.



## Did you know?



- Our landfill produces enough renewable energy to power the equivalent of 25,000 homes
- Walker delivers landfill gas to the nearby GM Plant, where it is used to generate renewable electricity & heat, reducing their carbon footprint by 70%.

## Phase 2 Key Facility Information



1.1 million tonnes of waste per year



18 million m<sup>3</sup> total capacity



20 years of safe disposal



~500 jobs supported in Niagara

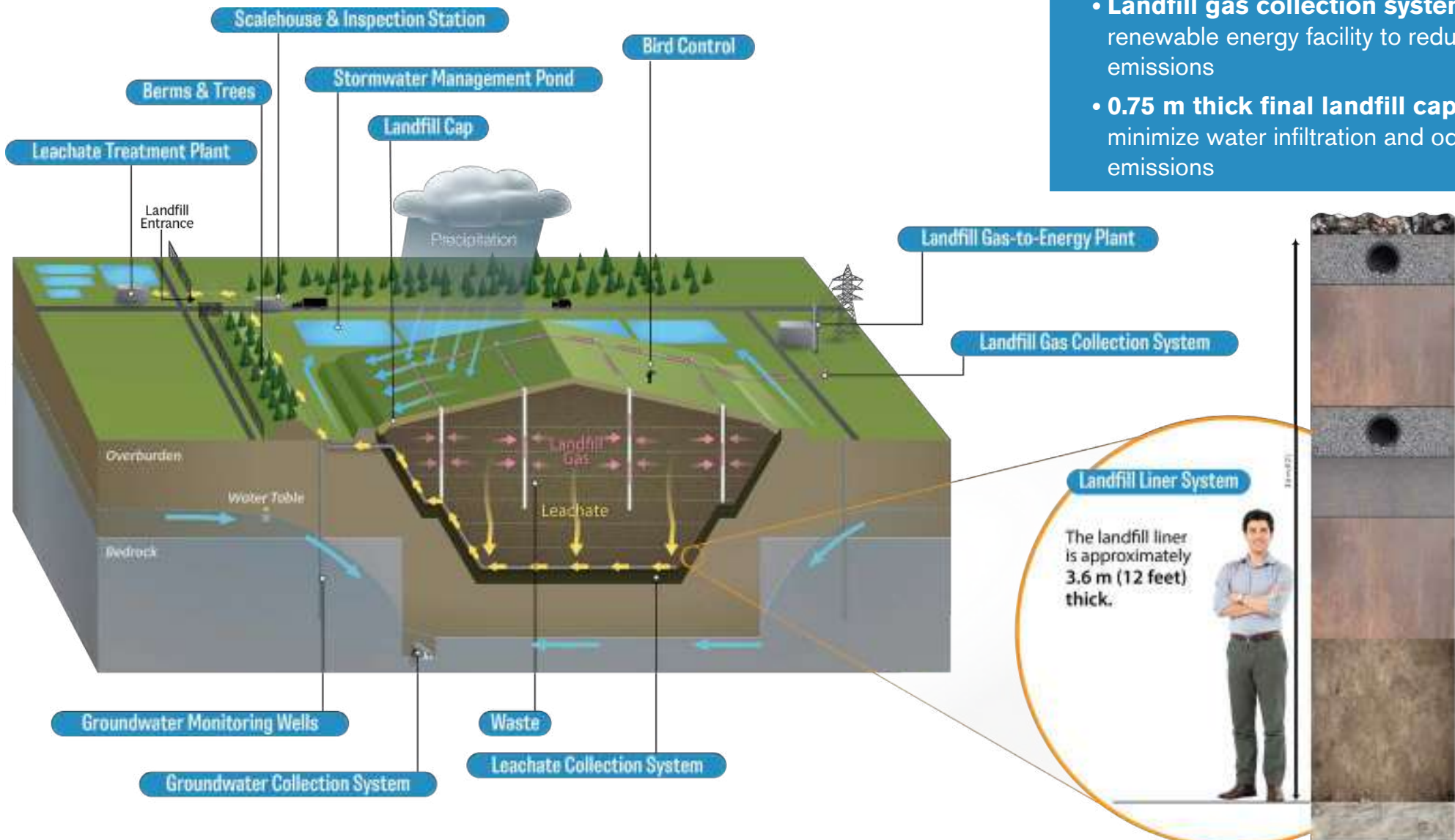


Enough energy to power the equivalent of 10,000 homes

# Designed & Operated to the highest standard

## Key Features

- Sophisticated **12-foot multi-layer liner** that creates a **barrier** between waste and the environment
- **Leachate collection & treatment system** for removal & treatment of water that comes into contact with waste
- **Landfill gas collection system & renewable energy facility** to reduce GHG emissions
- **0.75 m thick final landfill cap** to minimize water infiltration and odour emissions



\* Liner system currently used at the South Landfill.

# A planning process that **Incorporates Your Input**

Before Phase 2 can be built, it will undergo a **rigorous planning and decision-making process** called an Environmental Assessment.

This process is **regulated by the Ontario Ministry of the Environment, Conservation, and Parks (MECP)** through the *Environmental Assessment Act*, which is designed to protect, conserve, and wisely manage Ontario's environment.

## A Two-Step Process

### Step 1 - Terms of Reference (TOR)

This is the initial step in the EA process. It is a document that serves as the roadmap for what will be studied in the EA and outlines the public consultation that will take place.

### Step 2 - Environmental Assessment (EA)

This is where the scientific studies occur. These studies identify the effects of the project, both positive and negative, and proposed mitigation measures where needed.

## The Environmental Assessment Process

### TERMS OF REFERENCE (TOR)



### ENVIRONMENTAL ASSESSMENT (EA)



# Why Walker?

Walker partners with communities to provide responsible solutions, finds innovative ways to recover resources from waste, and keep our people safe through our commitment to health and safety.



## INDUSTRY EXPERTS

Four decades of landfill & resource recovery expertise



## RESPONSIBLE OPERATORS

Extensive environmental monitoring & controls



## FUTURE-ORIENTED

Committed to community & future generations



## INNOVATORS

Safe and reliable landfill design & engineering

# We Want to Hear from You!

Walker wants to hear your thoughts. Your feedback is valuable and helps inform our planning process so that we can develop a Niagara-based solution.

Anyone interested in the project can stay involved through our project website, public events and by contacting us directly. Learn more at [southlandfillphase2.com](http://southlandfillphase2.com).



**Darren Fry**

Project Director



**Elizabeth Duguay**

Planning & Community Engagement Lead



**Leticia Koole**

Project Support Specialist



**Kaitlynn Valeriano**

Communications & Community Outreach Manager

## Connect With Us & Stay Involved



### PROJECT WEBSITE

Visit to learn more & sign up to receive notifications  
[southlandfillphase2.com](http://southlandfillphase2.com)



### PHONE

Call us at  
**1-866-699-9425**



### EMAIL

Send us an email at  
[info@southlandfillphase2.com](mailto:info@southlandfillphase2.com)



### EVENTS

**Attend** public information sessions



 **walker**  
[southlandfillphase2.com](http://southlandfillphase2.com)

Wednesday, February 14, 2024 at 10:18:26 Eastern Standard Time

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**Subject:** Phase 2 Landfill

**Date:** Monday, December 4, 2023 at 8:04:33 AM Eastern Standard Time

**From:** paul lemire

**To:** South Landfill Phase 2

**CAUTION: External email. Only open links/attachments from known senders**

Hello:

I have a quick question about the new south landfill phase 2. Will the land have to be quarried out before it becomes a landfill or has it already been quarried out at this point ??

I wish you continued success in your new gas recovery plant and your operations in Niagara. I worked for Walker Bros (Norjohn) for many years and have great memories of John and Norris Walker -

Best Regards

Paul K. Lemire  
Radio Host – Your City, Your Voice  
4680Q Radio  
[www.4680q.com](http://www.4680q.com)



Virus-free. [www.avast.com](http://www.avast.com)



Wednesday, February 14, 2024 at 10:04:14 Eastern Standard Time

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**Subject:** Fw: Walker Phase 2 question

**Date:** Monday, December 4, 2023 at 9:23:53 AM Eastern Standard Time

**From:** Cody Cabral

**To:** South Landfill Phase 2

here you go! Sorry!

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**From:** Cody Cabral

**Sent:** Monday, December 4, 2023 9:17 AM

**To:** [paullemire@cogeco.ca](mailto:paullemire@cogeco.ca) <[paullemire@cogeco.ca](mailto:paullemire@cogeco.ca)>

**Subject:** Re: Walker Phase 2 question

Good morning Paul,

Thank you for reaching out and it's also nice to hear from fellow Walker alumni!

I did not have the pleasure of working with John or Norris, however, we always hear great stories from past and present Walker team members.

Walker's Phase 2 project will be developed in an existing Walker quarry that will be mined out by the time the landfill will be developed (approximately 8 years from now).

For more information, you can find our media kit here: <https://bit.ly/40XEjox>

If you have any further questions, please feel free to reach out to me.

Kindly,  
Cody