

Toba Montrose Hydro Inc.

Management Plan – Work Camp Licence of Occupation – File 2409311

Section A - Project Overview

Licence of Occupation (LOO) File 2409311 contains a work camp and storage facilities for the East Toba River and Montrose Creek Hydroelectric Project ("the project"). Another LOO on File 2409423 ("Airstrip") is adjacent to the Work Camp tenure, and together they comprise the area required for camp and storage facilities. Although not currently used for aircraft purposes, the airstrip was historically used for this purpose.

The project is a run-of-river hydro project located in the Toba Valley which produces power under a power purchase agreement (PPA) with BC Hydro. Toba Montrose Hydro Inc. (TMHI) has operated these facilities since 2010. Marine or float plane access is tenured under file 2409025, and the work camp is located at approximately 28 km along the roadway (file 2409080), which extends from the mouth of the Toba Valley and branches out to each of the East Toba and Montrose Creek powerhouses. The area is shown on the legal description map of the tenure documents.

Section B – Project Description

I. Background

There is no product/service or potential market being offered or served. Land use is as described in Section A.

II. Location and Development Requirements/Impacts

The location is in the Toba Valley, approximately 100 km North of Powell River, BC. The infrastructure is a work camp, currently used for accommodation for construction crew associated with the Jimmie Creek project (under construction since spring 2014) under the terms of a sublicence agreement approved by FLNRO on April 16, 2014. The construction camp comprises:

- 200-person work camp,
- recreational facilities,
- toilet and wash facilities,
- cooking and eating facilities,
- mechanic shop,
- fuel storage in a self-contained fuel bay compliant with all applicable federal and provincial regulations,
- waste water and sewage treatment system,
- water supply, treatment, and distribution system,
- electrified wildlife deterrent fence, and
- vehicle parking area.

The land is also used for storage purposes for the Toba Montrose project, including a hazardous waste materials storage building. It is kept locked at all times and provides sufficient secondary containment

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for all materials being stored within. Waste stored in the facility includes such materials as used oil, oily rags, solvents, light bulbs, paint cans, etc.

Land use on adjacent parcels includes the hydroelectric facilities, transmission line, road, and the Klahoose Forestry Limited Partnership's forestry operations.

III. Utilities

All existing utilities are provided at the work camp, No additional utilities are required.

Section C – Additional Information

I. Environmental

a. Land Impacts

Impacts were assessed in Environmental Assessment process (E07-01) – commitments were developed and are being complied with.

b. Atmospheric Impacts

N/A

c. Aquatic Impacts

N/A

d. Fish and Wildlife Habitat

Impacts were assessed in Environmental Assessment process (E07-01) – commitments were developed and are being complied with.

II. Socio-Community

a. Land Use

The only other existing user in the area is the Klahoose First Nation's forestry operation.

b. Socio-Community Conditions

N/A

c. Public Health

N/A

d. First Nations

TMHI is in close contact with the Klahoose First Nation to coordinate operations in the Valley. An Impact Benefit Agreement has been signed for the hydroelectric project.



Laura O'Neill, Environmental Coordinator

May 14, 2015

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