

Department of Environment and Local Government

CONSTRUCTION AND DEMOLITION DEBRIS DISPOSAL SITE SITING STANDARD AND APPLICATION REQUIREMENTS

Objective

The purpose of this document is to specify siting requirements necessary to minimize the potential environmental impacts from the operation of a Construction and Demolition Debris Disposal Site (C&D Site) and the information required by the Department in order to issue an Approval to Operate under the *Water Quality Regulation – Clean Environment Act*.

Siting Standards

Separation distances are necessary to minimize potential environmental impacts. The boundary of the disposal area of the C&D Site shall not be located within the following receptor setback distances:

- 300 metres from any water supply well;
- 300 metres from any institutional land use property;
- 300 metres from any residence;
- 150 metres from any industrial/commercial land use property;
- 150 metres of the bank or the ordinary high-water mark of any watercourse or wetland;
- 150 metres of the right-of-way boundary of a public highway;
- 50 metres from any other adjacent property;
- 75 metres from the boundary of a protected area as designated by the *Clean Water Act* for drinking water supply watersheds; and,
- 75 metres from the boundary of a protected area as designated by the *Clean Water Act* for drinking water supply wellfields.

The above setback distances may be increased if the Department deems it necessary to protect additional, more sensitive environmental receptors.

Other factors which shall be considered during site selection include:

- Being within compatible land uses;
- Providing an all-weather access road;
- Providing access to a year-round supply of suitable cover material;
- Providing sufficient overburden to allow the debris to be 1.5 metres above bedrock and the seasonal high groundwater table;
- Providing controlled access to the site; and,
- Providing a treed or bermed buffer between the property line and the disposal face.

Application Requirements

Before applying for an Approval to Operate, the site location shall meet the Siting requirements as outlined above.

The C&D Site Application Form consists of two parts. Part I includes a general description of the facility, its location, and contact information for the proponent. Part II includes information specific to the sector such as a Site Operations Plan, land use confirmation, landowner notification, etc.

The Application Form, including all supporting documents, must be completed and returned to the Authorizations Branch of the Department of Environment and Local Government for processing, at least 90 days prior to the planned commencement of operations. Applications submitted with insufficient information will encounter processing delays. Site approval is based on the assessment of all components of the application.

Supporting Documentation

1) *Site Operations Plan*

The Site Operations Plan is to be prepared by a Professional Engineer licensed to practice in the Province of New Brunswick. The plan must include:

- A scaled engineering drawing depicting the layout of the facility on the property which includes, at a minimum:
 - the disposal cells;
 - the location of monitoring wells (there must be a minimum of three (3) monitoring wells);
 - the location of the landowners within 500 metres of the perimeter of the proposed disposal area including the PID numbers of those properties;
 - the distance to each of the receptors identified in this document under Siting Standards;
 - surface water management features such as ditches and sedimentation ponds;
 - surface water monitoring locations;
 - borrow areas;
 - petroleum storage tanks;
 - the treed or bermed buffer zone;
 - the property lines;
 - the PID numbers of the facility;
 - the access road;
 - the access gates;
 - the weigh scale (if any);
 - the groundwater flow direction;
 - the buildings footprints (if any); and,
 - the North Arrow

- Test pit results showing depth to bedrock
- Depth to water table
- Development plan including predicted lifespan of disposal site, disposal cell locations and cell development (including side slopes and cover frequency)
- Background groundwater sampling (including surrounding potable wells)

2) Agreement with landowner

A copy of the long term written agreement with the landowner is to be included with the application (if applicable).

3) Land use confirmation

A written copy of the zoning confirmation is to be obtained from the local, regional or municipal planning authority and must be included with the application.

4) Land Owner Notification Confirmation Statement:

It is necessary that the proponent notifies, by registered mail, all landowners within 500 metres of the perimeter of the proposed C&D Site of an information session which will be held two (2) weeks from the date of the letter, to inform the landowners of the proponent's intent to operate a C&D Site. The notification letter must include:

- The date time and location of the information session;
- A scaled drawing showing the extent of the proposed C&D Site on the proponent's property, the properties within 500 metres of the perimeter of the C&D Site including property lines and PID numbers, nearby roads and streams and a line indicating a distance of 500 metres from the perimeter of the C&D Site; and,
- Contact information for the proponent.

Information to be provided to the Authorizations Branch as part of the application shall include:

- A copy of the notification letter sent to the landowners informing them of the information session;
- Confirmation of delivery of the registered letters;
- The scaled map of the area indicating the C&D Site location and surrounding landowners; and,
- The signed confirmation statement.

5) Information Session Confirmation Statement:

The proponent must provide a sign-in sheet for attendees of the information session and must disclose the types of waste that are proposed to be hauled to the site. The proponent must be prepared to address the concerns raised by the neighbouring landowners.

Information to be provided to the Authorizations Branch as part of the application shall include:

- A list of attendees;
- A summary of concerns expressed and proposed solutions to those concerns; and,

- The signed confirmation statement.

Operating Conditions

Before applying for an Approval to Operate, the proponent should be aware that a C&D Site must operate under standard conditions and additional conditions may be added to the Approval to Operate should the Approval Engineer deem them necessary for the protection of sensitive receptors.

For additional information, please contact the Department of Environment and Local Government's Authorizations Branch:

Phone: (506) 453-7945

Fax: (506) 453-2390

Email: elg/egl-info@qnb.ca

Mailing Address:

P. O. Box 6000

Fredericton, NB

E3B 5H1

Canada

Neighbouring Land Owner Notification Confirmation Statement

This is to confirm that I, _____ have, by registered mail, notified all current landowners, whose properties are located within 500 metres of the perimeter of the proposed Construction and Demolition Disposal Site (C&D Site), of the intention to operate the C&D Site on the following property. I have invited the notified landowners to attend an information session and that I have included a map in the letter indicating the C&D Site location as listed below.

Construction and Demolition Site

Property Owner/Operator:

Property Identification Number (PID#):

Site Address:

The Information session is to be held at

the following address:

Information meeting time and date:

Time

Date

Also attached is the following information:

- 1) Names, addresses and PID numbers for all current landowners within 500 metres of the perimeter of the C&D Site;
- 2) A copy of the letter sent to the current landowners;
- 3) Delivery confirmation of the letters to the current landowners; and,
- 4) A properly scaled drawing showing the extent of the proposed C&D Site on the proponent's property, the properties within 500 metres of the perimeter of the C&D Site including property lines and PID numbers, nearby roads and streams and a line indicating a distance of 500 metres from the perimeter of the C&D Site.

Signature: _____ Print Name: _____

Date: _____

Information Session Confirmation Statement

This is to confirm that I, _____, have held an information session for the landowners of the properties located within 500 metres of the perimeter of the proposed Construction and Demolition Disposal Site (C&D Site).

The information session was held concerning the C&D Site listed below at the time and location indicated.

Construction and Demolition Site

Property Owner/Operator:

Property Identification Number (PID#):

Site Address:

The Information meeting was held at

the following address:

Information meeting time and date:

Time

Date

Also attached is the following information:

- 1) A list of attendees; and,
- 2) A summary of issues and concerns expressed at the information session.

Signature: _____ Print Name: _____

Date: _____