

SUMMARY OF COMMENTS/RECOMMENDATIONS

PROPONENT: MR. KEITH CASTONGUAY
PROPOSAL NAME: CARGILL LIMITED
CLASS OF DEVELOPMENT: 1
TYPE OF DEVELOPMENT: BULK HANDLING -
CROP PROTECTION WAREHOUSE
GRANULAR FERTILIZER
CLIENT FILE NO.: 5288.00

OVERVIEW:

On August 28, 2007, Manitoba Conservation received a Proposal dated August 17, 2007, to construct/install and operate a crop protection products warehouse, a bulk granular/liquid fertilizer blending plant and storage, seed storage warehouse and distribution facilities to be located on the W¹/₂ 1-3-5 WPM in the Rural Stanley. The proponent intends to construct an approximate 50' x 80' building split into two halves (one half heated, one not) to store crop protection chemicals meeting all the Agrichemical Warehousing Standards. The site will also contain bulk granular fertilizer storage in eleven steel hopper bins with a total capacity of 200 metric tons and three micronutrient bins with a 3 to 5 metric tonne capacity. The bins will be located on concrete pads. In addition four 250 metric tonne steel tanks will be installed in a liquid fertilizer bermed tank farm. The site also contains a seed storage, maintenance stop and office. The normal hours of operation will be from 8:00 am to 5:00 pm, Monday through Friday increasing during the peak spring/fall periods.

No public concern was received in response to the advertisement of this proposal in the Winkler and Morden Times, published on Friday September 7, 2007. The proposal was placed in the Public Registries at the Manitoba Eco-Network, the South Central Regional Library (Morden), the Millennium Public Library and the Conservation Library (Main). The proposal was distributed to TAC on August 29, 2007, with the closing date for TAC and Public comments on October 9, 2007.

COMMENTS FROM THE PUBLIC:

No public responses were received.

COMMENTS FROM THE TECHNICAL ADVISORY COMMITTEE:

Historic Resources Branch has reviewed the proposal and has no concerns with regard to this project's potential to impact heritage resources.

Canadian Environmental Assessment Agency state that based on their staff survey, application of the *Canadian Environmental Assessment Act* with respect to this proposal is not required.

Sustainable Resource Management stated that the loading area should be a slight curb to contain potential spills along with a sump to clean up spills. They suggest roofing over the loading pad to reduce the amount of runoff requiring treatment if it becomes contaminated. They also state the soil at the site is sandy loam to loam with high permeability and susceptibility to leaching and recommend impervious material be placed under chemical storage areas or seed treatment areas. Contaminated liquids should be disposed at an approved waste disposal facility. They have concerned that the Morden/Winkler hospital is located within a mile of this facility on the same land section and protection (toxic fire smoke) should be addressed in the Emergency Response Plan. Concerns were raised about rain/snowmelt entering the unloading sump areas and the disposal of these liquids. In addition they question how rinse waters will be handled. A hazardous waste generator registry may have to be established under The Dangerous Goods Handling and Transportation Act.

Disposition:

The concerns were presented to the proponent for further response. The proponent provided additional information. The concerns are addressed in the draft licence.

Infrastructure & Transportation has identified no major concerns. They requested that the proponent conduct a traffic impact study/analysis to determine if intersection improvements are warranted.

Disposition:

The proponent conducted and submitted an additional report on proposed traffic patterns which were reviewed by Transportation. Concerns are addressed in the draft licence.

Water Quality Management state that secondary containment should be installed outside the warehouse, to ensure that no potentially contaminated product or fire retardant leave the development site. The containment should be of sufficient capacity and the berm made impervious. The containment should be fitted with a control culvert which should remain closed except for release of rain water or snow melt. They are also concerned that no contaminated liquids be directed to the proposed on-site wastewater management system. The municipal water supply system should be protected with proper backflow prevention devices as per the Provincial plumbing code.

Disposition:

Proponent provided additional information. The concerns are addressed in the draft licence.

PUBLIC HEARING:

No public hearing will be conducted.

RECOMMENDATION:

TAC concerns are addressed in the draft licence.

The responsibility for enforcement of the Licence should remain with Approvals Branch until the proponent complies with Clauses 1, 2, 13, 14, 17, 18, 19, 20, 21, 22 and 23.

A draft Environment Act Licence is attached for the Director's consideration.

PREPARED BY:

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Pesticide/Fertilizer Approvals
November 1, 2007

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