

## **SUMMARY OF COMMENTS/RECOMMENDATIONS**

**PROPONENT: MR. PAUL BOBBEE**  
**PROPOSAL NAME: BIFROST BIO-BLENDS LTD.**  
**CLASS OF DEVELOPMENT: 1**  
**TYPE OF DEVELOPMENT: MANUFACTURING -**  
**INDUSTRIAL PLANT-BIODIESEL**  
**CLIENT FILE NO.: 5213.00**

### **OVERVIEW:**

On August 22, 2006, Manitoba Conservation received a Proposal dated August 21, 2006, for the operation and construction of a manufacturing plant to crush oilseed and produce biodiesel fuel and distribution facilities to be located on Lots 1 and 2, Plan 33706 WLTO on RL 46-22-2 EPM in the Rural Municipality of Bifrost. The proponent intends to construct/install an approximate 50' x 120' building to encompass an approximate 12 million litre continuous flow operation, biodiesel production facility, tank storage area, trans-esterification area, press area, canola crushing area and office area. In addition they plan to install an outside storage tank farm with four storage silos. The hours of operation are intended to be continual (24/7) for approximately 340 days per year.

No public concerns were received in response to the advertisement of this proposal in the Interlake Spectator published on Friday September 1, 2006. The proposal was placed in the Public Registries at the Winnipeg Public Library, the Manitoba Eco-Network, the Selkirk-St. Andrews Library, Town of Arborg (As Registry) and the Environment Library (Main). The proposal was distributed to TAC on August 22, 2006, with the closing date for TAC and Public comments on September 27, 2006.

### **COMMENTS FROM THE PUBLIC:**

No public responses were received. Letters of support for the proposal were received from the Town of Arborg, the Rural Municipality of Bifrost and the Arborg and District Chamber of Commerce.

### **COMMENTS FROM THE TECHNICAL ADVISORY COMMITTEE:**

**Historic Resources Branch** has no concern with regard to its potential impact on 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. Environment Canada states the proponent did not provide sufficient details to enable their environmental assessment review. The proponent did not provide a description of the site drainage plan to contain accidental spills or measures to contain any truck accidents and general prohibitions of the Fisheries Act. The proponent should be aware of the Canadian Environmental Protection Act and regulations and if required prepare and implement an environmental emergency plan and notify Environment Canada.

The proponent was also informed about the National Pollutant Release Inventory and sulfur limits under the Fuels Regulations.

Disposition:

The comments/concerns have been provided to the proponent for response. Proponent provided additional information. The concerns are addressed in the draft licence.

**Sustainable Resource & Policy Management Branch** the Wildlife & Ecosystem Branch state they found no occurrences in the Manitoba Conservation Data Centre database and therefore has no specific concerns regarding this proposed development. They further state that it is the proponent's responsibility prior to and during construction to determine if any listed species may be impacted. If rare or endangered species are found, the Biodiversity Conservation Section must be contacted.

Disposition:

The information was provided to the proponent. The proponent states that the biodiversity as it currently exists in and around the building site will not be affected by this project.

**Transportation & Government Services** state they have reviewed the proposal and have no concerns.

**Agriculture, Food and Rural Initiatives** the Agricultural. Land Use Planning Section state that the land for this development is designated as "I" Industrial in the East Interlake Planning District Development Plan By-law No. 2-2002. Soils in the area are poorly drained with slow runoff and permeability being moderately slow to slow. The Agricultural Capability of this land is Class 3 and they have identified no concerns from an agricultural perspective.

**Community Planning Services** state the land is designated "Industrial" under the EIPD Development Plan. The area is also within the "MG" Industrial General Zone under the RM of Bifrost Zoning By-law. Heavy industry is a conditional use in this zone and the proposed development will conform to the site requirements under the by-law. They have identified no concerns.

**Ecological Services-Water Stewardship** state they have concerns whether the Town of Arborg has the capacity in their wastewater treatment facility and sufficient land suitable for application of biosolids for the increased load generated from this development. They request clarification regarding any use of water in the biodiesel manufacturing process and locations of any potable water sources in the vicinity and what source would be used. They are also concerned that no monitoring methods were mentioned or baseline water quality data provided to ensure no impact on surface and groundwater. The proposed activities should not degrade the groundwater and surface water qualities on adjacent properties and any potential pollutants should be identified along with appropriate mitigation measures. Water Licensing Branch state a water rights licence is required if water is used in the industrial process.

Disposition:

The comments/concerns have been provided to the proponent for response. The proponent supplied 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 Environmental Assessment & Licensing Branch until the proponent complies with Clauses 5, 7, 16, 17, 18, 19 and 21.

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

**PREPARED BY:**

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April 19, 2007

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