



Conservation

Environmental Stewardship Division
Environmental Assessment and Licensing Branch
123 Main Street, Suite 160, Winnipeg, Manitoba R3C 1A5
T 204 945-7100 F 204 945-5229
www.gov.mb.ca/conservation/eal

FAXED

CLIENT FILE NO.: 5348.00

July 30, 2008

Greg Sauder
Swan River Golf & Country Club
Box 423
Swan River MB R0L 1Z0

Dear Mr. Sauder:

Enclosed is Environment Act **Licence No. 2842** dated July 30, 2008 issued in accordance with The Environment Act to **Greg Sauder** for the construction and operation of the Development, known as the Swan River Golf & Country Club, being a nine hole expansion to the existing nine hole public golf course located on part of NE ¼ 18-36-27W within the Rural Municipality of Swan River and in accordance with the Proposal filed under The Environment Act, dated January 29, 2008.

In addition to the enclosed Licence requirements, please be informed that all other applicable federal, provincial and municipal regulations and by-laws must be complied with.

For further information on the administration and application of the Licence, please feel free to contact Tim Prawdzik, Environment Officer at (204) 622-2123.

Pursuant to Section 27 of The Environment Act, this licencing decision may be appealed by any person who is affected by the issuance of this Licence to the Minister of Conservation within 30 days of the date of the Licence.

Yours truly,

Tracey Braun, M. Sc.
Director
Environment Act

Enc.

c: B. Wright, Regional Director, Western Region
Tim Prawdzik, Environment Officer
Millennium Public Library/Manitoba Eco-Network
North-West Regional Library
Town of Swan River

NOTE: Confirmation of Receipt of this Licence No. 2842 (*by the Licencee only*) is required by the Director of Environmental Assessment and Licensing. Please acknowledge receipt by signing in the space provided below and faxing a copy (letter only) to the Department by August 6, 2008.

On behalf of Swan River Golf & Country Club

Date

****A COPY OF THE LICENCE MUST BE KEPT ON SITE AT THE DEVELOPMENT AT ALL TIMES****

LICENCE

Licence No. / Licence n° 2842

Issue Date / Date de délivrance July 30, 2008

In accordance with The Environment Act (C.C.S.M. c. E125) /
Conformément à la Loi sur l'environnement (C.P.L.M. c. E125)

Pursuant to Section 11(1) / Conformément au Paragraphe 11(1)

THIS LICENCE IS ISSUED TO : / CETTE LICENCE EST DONNÉE À :

GREG SAUDER; "the Licencee"

for the construction and operation of the Development, known as the Swan River Golf & Country Club, being a nine hole expansion to the existing nine hole public golf course located on part of NE ¼ 18-36-27W within the Rural Municipality of Swan River and in accordance with the Proposal filed under The Environment Act, dated January 29, 2008, and subject to the following specifications, limits, terms and conditions:

DEFINITIONS

In this Licence:

“**Director**” means an employee of the department appointed as such by the Minister.

“**Integrated Pest Management Plan**” (IPMP) means a program designed to achieve stated objectives with respect to Pest Management at the Development, and to promote the optimum environmental and physical condition of the landscape, which includes text, drawings or illustrations describing the program.

GENERAL TERMS AND CONDITIONS

This Section of the Licence contains requirements intended to provide guidance to the Licencee in implementing practices to ensure that the environment is maintained in such a manner as to sustain a high quality of life, including social and economic development, recreation and leisure for present and future Manitobans.

****A COPY OF THE LICENCE MUST BE KEPT ON SITE AT THE DEVELOPMENT AT ALL TIMES****

1. The Licencee shall locate fuel storage and equipment servicing areas established for the construction and operation of the Development a minimum distance of 100 meters from any waterbody, and operate the fuel storage areas in compliance with the requirements of ***Manitoba Regulation 188/2001*** or any future amendment thereof, respecting ***Storage and Handling of Petroleum Products and Allied Products***.
2. The Licencee shall, at all times during the construction of the Development, have materials available at the construction sites to contain and recover spills of fuel and other fluids associated with construction machinery.
3. The Licencee shall ensure that non-reusable demolition and construction debris from the Development is disposed of at a waste disposal ground operating under the authority of a permit pursuant to the ***Waste Disposal Ground Regulation, MR 150/91*** or any future amendment thereof, or a Licence pursuant to The Environment Act.
4. The Licencee shall during construction and operation of the Development:
 - a) immediately report any reportable spills to Manitoba Conservation's Accident Reporting Line at (204) 944-4888, in accordance with ***Manitoba Regulation 439/87*** or any future amendment thereof, respecting ***Environmental Accident Reporting***; and
 - b) at the request of the Director, provide a follow-up report to the Director on a reportable environmental accident.

SPECIFICATIONS, LIMITS, TERMS AND CONDITIONS

Respecting Pre-Construction

5. The Licencee shall, prior to construction, provide a copy of this Licence to the contractor and subcontractor(s) involved in the Development.
6. The Licencee shall notify the Department of Fisheries and Oceans not less than one week prior to undertaking any work associated with installation and/or modification of the water intake.

Respecting Construction

7. The Licencee shall, during installation and/or modification of the water intake and transfer pump station, minimize clearing riparian vegetation adjacent to the Swan River and vegetate exposed areas to protect against soil erosion.
8. The Licencee shall locate a pesticide storage structure(s) required in connection with the Development:
 - a) in an area on the Development property that is not subject to flooding;
 - b) in a dry, well ventilated separate building enclosed by a security fence;
 - c) 100 meters from property zoned residential;
 - d) 100 meters away from single residences; and
 - e) 100 meters away from waterbodies and wetlands.

9. The Licencee shall construct and maintain the concrete floors and curbs of a pesticide storage structure(s) so as to prevent spilled liquids from leaking into the soil.
10. The Licencee shall, prior to any modification to the clubhouse facility wastewater management system required as a result of the Development, register the clubhouse wastewater management system in accordance with the provisions under the *Onsite Wastewater Management Systems Regulation 83/2003* or any future amendment thereof.

Respecting Operation

11. The Licencee shall, prior to operation of the Development, obtain a Water Rights Act Licence for water withdrawal requirements associated with the Development.
12. The Licencee shall, prior to operation of the facility, contact the Manitoba Office of Drinking Water to obtain a Certificate of Approval under the Public Health Act for the operation of any potable water supply associated with the Development.
13. The Licencee shall screen the water intake pipe in accordance with the Department of Fisheries and Oceans (DFO) publication "Freshwater Intake End-of-Pipe Fish Screen Guideline" (March, 1995).
14. The Licencee shall alter the screens on the water intake pipe associated with the Development to comply with any future amendment to the Department of Fisheries and Oceans intake screen design criteria.
15. The Licencee shall submit an Integrated Pest Management Program (IPMP) Report to the Director prior to operation of the Development. The Report shall propose an IPMP for a 5 year period beginning at the opening date of the Development.
16. The Licencee shall, prior to operation of the Development, obtain an annual Pesticide Use Permit pursuant to *Manitoba Regulation 94/88R* or any future amendment thereof, for the storage, handling and application of pesticides in conjunction with the golf course operation.
17. The Licencee shall, during the operation of the Development, prohibit the use of Diazinon and any mercury based fungicides or pesticides on the Development.
18. The Licencee shall, during the operation of the Development, prohibit application of pesticides:
 - a) within 10 meters of the edge of wetlands, waterbodies and drainage channels; and
 - b) between 10 and 20 meters from the edge of wetlands, waterbodies and drainage channels, other than hand spot spraying.
19. The Licencee shall maintain nutrient buffer zones within the development area as follows:
 - a) 3 meters along the edge of any drainage channels or retention ponds in areas with permanent vegetation; and
 - b) 8 meters along the edge of any drainage channels or retention ponds in areas where there is no vegetation.


20. The Licencee shall comply with the requirements of the Nutrient Management Regulation 62/2008 pursuant to *The Water Protection Act* with respect to nutrient management plans.
21. The Licencee shall contain and clean up immediately:
 - a) any on-site pesticide spill;
 - b) waste water generated from any response action due to an on-site release of pesticides; and
 - c) contaminated water resulting from the extinguishing of a fire involving pesticides.
22. The Licencee, subject to obtaining approval from an Environment Officer, shall immediately dispose of any contaminated material in accordance with the approval.

Respecting Alterations to the Development

23. The Licencee shall obtain approval from the Director for any proposed alteration to the Development before proceeding with the alteration.

REVIEW AND REVOCATION

- A. If, in the opinion of the Director, the Licencee has exceeded or is exceeding or has or is failing to meet the specifications, limits, terms, or conditions set out in this Licence, the Director may, temporarily or permanently, revoke this Licence.
- B. If the construction of the Development has not commenced within three years of the date of this Licence, the Licence is revoked.
- C. If, in the opinion of the Director, new evidence warrants a change in the specifications, limits, terms or conditions of this Licence, the Director may require the filing of a new proposal pursuant to Section 11 of The Environment Act.


Tracey Braup, M. Sc.
Director
Environment Act

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