

January 22, 2018

BY RESS & Courier

Ms. Kristen Walli  
Board Secretary  
Ontario Energy Board  
Suite 2700, 2300 Yonge Street  
Toronto, Ontario  
M4P 1E4

Dear Ms. Walli:

**Re: Union Gas Limited (“Union”)  
2016 Leamington Expansion Project  
Board File # EB-2016-0013**

Pursuant to Condition 6. (b) i - v. Of the Board’s Conditions of Approval for the above-noted project, attached please find the final monitoring report.

Sincerely,

*[Original Signed By]*

Shelley Bechard  
Administrative Analyst, Regulatory Projects  
:sb  
Encl.

cc: Z. Crnojacki  
N. Marconi  
Reg Library

**LEAMINGTON EXPANSION PROJECT  
FINAL MONITORING REPORT  
EB-2016-0013**

Prepared by: Union Gas Limited  
Environmental Planning  
January 2018

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## **1.0 INTRODUCTION**

This Final Monitoring Report is provided in compliance with the Ontario Energy Board (“Board”) Order EB-2015-0013 granting Union Gas Limited (“Union”) “Leave to Construct” approximately 6.7 kilometres of NPS 12 inch diameter natural gas pipeline, 250 metres of NPS 16 inch diameter natural gas pipeline, 60 metres of NPS 8 inch diameter natural gas pipeline and ancillary facilities, in the Municipality of Leamington, in the County of Essex.

The pipeline was constructed in response to requests for additional natural gas distribution service from greenhouse growers in the Leamington, Kingsville, Mersea Township and Gosfield South areas and to ensure the continued efficient operation of the Union pipeline system looping the existing North Leamington Line from the County Road 14 Station to County Road 18. The NPS 12 inch pipeline commenced at the County Road 14 Station and proceeded south along an abandoned railway bed that the City of Leamington developed into a recreational trail, to the new station north of County Road 18. From the new station the NPS 16 inch pipeline traveled south for approximately 250 metres and connected to the existing NPS 10 inch and NPS 6 inch pipelines on County Road 18. The 60 metres of new NPS 8 inch pipeline was connect from an existing NPS 8 inch pipeline located west of the new NPS 12 pipeline and tied into the new station. Please see attached mapping in Appendix A.

The requirements for and details of this report are outlined in the specific conditions issued by the Board in its Order dated June 29, 2016 as listed below. The Conditions of Approval can be found in Appendix B.

Accordingly, the purpose of this Final Monitoring Report is to fulfill these conditions.

**1.0** *Union Gas Limited (Union) shall construct the facilities and restore the land in accordance with the OEB’s Decision and Order in EB-2016-0013 and these Conditions of Approval.*

**3.0** *Union shall implement all the recommendations of the Environmental Report filed in the proceeding, and all the recommendations and directives identified by the Ontario Pipeline Coordinating Committee review.*

**4.0** *Union Gas shall advise the OEB of any proposed change to OEB-approved construction or restoration procedures. Except in an emergency, Union shall not make such change without prior notice to and written approval of the OEB. In the event of an emergency, the OEB shall be informed immediately after the fact.*

**6.0** *Both during and after construction, Union Gas shall monitor the impacts of construction, and shall file with the Board one paper copy and one electronic (searchable PDF) version of each of the following reports:*

*b) final monitoring report, no later than fifteen months after the in-service date or where the deadline falls between December 1 and May 31, following June 1, which shall:*

- i. provide a certification, by a senior executive of the company, of Union's adherence to Condition 3;*
- ii. describe the condition of any rehabilitated land;*
- iii. describe the effectiveness of any actions taken to prevent or mitigate and identified impacts of construction.*
- iv. include the results of any analyses and monitoring programs and any recommendations arising therefrom; and*
- v. include a log of all complaints received by Union, including the date/time the complaint was received, a description of the complaint, any actions taken to address the complaint, the rationale for taking such actions.*

## **2.0 BACKGROUND**

Union was granted approval to construct the Leamington Expansion Project on June 29, 2016. Construction began on July 2, 2016 with the pipeline placed into service on October 28, 2016 and cleanup for the year completed on December 13, 2016. Construction commenced from the north at the County Road 14 Station and progressed in a southerly direction to County Road 18 with the following order of operations: stringing, welding, joint coating, trenching, directional drilling, lowering-in, tie-ins, backfilling, testing and clean-up.

Union returned to the right-of-way in on June 1, 2017 to complete the following activities: repair any subsidence on the right-of-way, perform a general overview of the right-of-way and complete trail restoration.

## **3.0 POTENTIAL IMPACTS AND MITIGATION**

### 3.1 Condition 1.0

*Union Gas Limited ("Union") shall construct the facilities and restore the land in accordance with the Board's Decision and Order in EB-2015-0013 and these Conditions of Approval.*

Union has complied with all conditions imposed by the Board during construction of the pipeline and has restored the land according to the evidence in support of its application.

### 3.2 Condition 3.0

*Union shall implement all the recommendations of the Environmental Report filed in the proceeding, and all the recommendations and directives identified by the Ontario Pipeline Coordinating Committee review.*

Union has implemented all recommendations and mitigation measures outlined in the Environmental Study Report (ER) along with all directives identified by the OPCC.

### 3.3 Condition 4.0

*Union Gas shall advise the Board of any proposed change to Board-approved construction or restoration procedures. Except in an emergency, Union shall not make such change without prior notice to and written approval of the Board. In the event of an emergency, the Board shall be informed immediately after the fact.*

As indicated in the previously filed Post Construction Report, Union Gas forwarded a letter dated July 12, 2016 to the OEB with two (2) “Requests to Vary” for the project. The changes included;

- 1) To connect the proposed pipeline to the existing Mersea Rd. 6 Station. The Mersea Rd. 6 Station is along the pipeline route and the new connection would allow operational flexibility such that the station can be fed from the new NPS 12 inch pipeline or the existing NPS 8 inch Leamington North pipeline.
- 2) Union proposed to change the installation method for the crossing of County Road 18 from a directional drill to an open cut. Due to the complexity of the horizontal directional drill, the number of existing utilities along County Road 18 and the tie-in location just off the shoulder of the road, an open cut of County Road 18 was the preferred construction technique.

Copies of the letters were included in the Post Construction Report.

### 3.4 Condition 6.0

*Both during and after construction, Union Gas shall monitor the impacts of construction, and shall file with the Board one paper copy and one electronic (searchable PDF) version of each of the following reports:*

- a) post construction report, within three months of the in-service date, which shall:*

The previously filed Post Monitoring Report included certifications from a senior executive, the construction effects and general mitigation measures employed during construction and provides a description of the successfully completed monitoring programs initiated both prior to and during construction.

- b) a final monitoring report, no later than fifteen months after the in-service date or where the deadline falls between December 1 and May 31, following June 1, which shall:*

- i. provide a certification, by a senior executive of the company, of Union's adherence to Condition 3;*

Paul Rietdyk, Vice President of Engineering Construction and STO, has certified that the company has implemented all recommendations and mitigation measures outlined in the Environmental Study Report (ER) along with all directives identified by the Ontario Pipeline Coordinating Committee. The letter of confirmation can be found in Appendix C.

- ii. describe the condition of any rehabilitated land;*

All agricultural lands affected during construction have been placed back into production. All watercourse crossings have been rehabilitated and those portions of the public trail system affected during construction were restored to the satisfaction of the City of Leamington.

- iii. describe the effectiveness of any actions taken to prevent or mitigate and identified impacts of construction.*

The entire right of way and in particular areas in close proximity to the watercourses were checked for stability, subsidence and vegetation



re-establishment in spring of 2017 and found to be successfully rehabilitating and protected with proper sediment control devices where necessary to aid in the rehabilitation process. No deficiencies in compliance were identified.

- iv. *include the results of any analyses and monitoring programs and any recommendations arising therefrom; and*

No post construction monitoring programs were required or performed.

- v. *include a log of all complaints received by Union, including the date/time the complaint was received, a description of the complaint, any actions taken to address the complaint, the rationale for taking such actions and:*

To date no complaints have been received by Union Gas for the Leamington Expansion Project constructed under Board Order EB-2016-0013. Union will continue to monitor the state of the land and environment and will address any additional landowner concerns, if they should arise.

#### **4.0 SUMMARY**

This Final Monitoring Report has been prepared as per conditions in the Board Order EB-2016-0013. This report in conjunction with the previously filed Post Monitoring Report, provides an outline of Unions' compliance with the commitments of its witnesses, the measures implemented during construction to minimize disturbance to the environment, and a description of Unions' monitoring programs. It is anticipated that these measures will effectively eliminate any long-term impacts to the environment.

# **Appendix A**

## **Location Map**

# GENERAL LOCATION MAP LEAMINGTON EXPANSION PROJECT





## **Appendix B**

### **Conditions of Approval**

**Leave to Construct**  
**Conditions of Approval**  
**Application under Section 90 of the OEB Act**  
**Union Gas Limited**  
**EB-2016-0013**

1. Union Gas Limited (Union) shall construct the facilities and restore the land in accordance with the OEB's Decision and Order in EB-2016-0013 and these Conditions of Approval.
2. (a) Authorization for leave to construct shall terminate 12 months after the decision is issued, unless construction has commenced prior to that date.  
  
(b) Union shall give the OEB notice in writing:
  - i. of the planned in-service date, at least ten days prior to the date the facilities go into service;
  - ii. of the date on which construction was completed, no later than 10 days following the completion of construction; and
  - iii. of the in-service date, no later than 10 days after the facilities go into service.
3. Union shall implement all the recommendations of the Environmental Report filed in the proceeding, and all the recommendations and directives identified by the Ontario Pipeline Coordinating Committee review.
4. Union shall advise the OEB of any proposed change to OEB-approved construction or restoration procedures. Except in an emergency, Union shall not make any such change without prior notice to and written approval of the OEB. In the event of an emergency, the OEB shall be informed immediately after the fact.
5. Union shall file, in the proceeding where the actual capital costs of the project are proposed to be included in rate base, a Post Construction Financial Report, which shall indicate the actual capital costs of the project and shall provide an explanation for any significant variances from the cost estimates filed in this proceeding.
6. Both during and after construction, Union shall monitor the impacts of construction, and shall file with the OEB one paper copy and one electronic (searchable PDF) version of each of the following reports:
  - a) a post construction report, within three months of the in-service date, which shall:
    - i. provide a certification, by a senior executive of the company,



of Union's adherence to Condition 1;

- ii. describe any impacts and outstanding concerns identified during construction;
- iii. describe the actions taken or planned to be taken to prevent or mitigate any identified impacts of construction;
- iv. include a log of all complaints received by Union, including the date/time the complaint was received, a description of the complaint, any actions taken to address the complaint, the rationale for taking such actions; and
- v. provide a certification, by a senior executive of the company, that the company has obtained all other approvals, permits, licences, and certificates required to construct, operate and maintain the proposed project.

b) a final monitoring report, no later than fifteen months after the in-service date, or, where the deadline falls between December 1 and May 31, the following June 1, which shall:

- i. provide a certification, by a senior executive of the company, of Union's adherence to Condition 3;
- ii. describe the condition of any rehabilitated land;
- iii. describe the effectiveness of any actions taken to prevent or mitigate any identified impacts of construction;
- iv. include the results of analyses and monitoring programs and any recommendations arising therefrom; and
- v. include a log of all complaints received by Union, including the date/time the complaint was received, a description of the complaint, any actions taken to address the complaint, the rationale for taking such actions.

7. The edge of the pipeline wall, for the entire co-location of Union's pipeline and Hydro One's transmission towers, shall be at least 4 metres from the footing of each Hydro One tower.

8. Union and Hydro One shall enter into a written agreement whereby Union agrees to the commitment set out in Condition of Approval 7.

## **Appendix C**

### **Executive Certification**





Leamington Expansion Project

EB-2016-0013

June 29, 2016

I hereby certify Union Gas Limited has complied the Decision and Order, Appendix B EB-2016-0013  
Section 6 (b) (i).

January 29, 2016  
Date

  
Senior Executive

Condition 6 (b) (i).

- b) a final monitoring report, no later than fifteen months after the in service date, or, where the deadline falls between December 1 and May 31, the following June 1, which shall:
- i. Provide a certification, by a senior executive of the company, of Unions adherence to Condition 3