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Vancouver Fraser Port Authority
100 The Pointe, 999 Canada Place
Vancouver, B.C. Canada V6C 3T4
portvancouver.com

November 30, 2016

Mr. Dean Giles
Columbia Containers Ltd.
2319 Commissioner Street
Vancouver, BC V5L 1A4

Dear Mr. Giles:

RE: **Vancouver Fraser Port Authority PER No. 13-123**
Columbia Containers Ltd. - New Grain Transloading Facility & Silos Project

This letter confirms Vancouver Fraser Port Authority (VFPA) support for a construction commencement and completion extension to Project Permit PER No. 13-123. The "Commencement Date" is changed from October 31, 2016 to March 31, 2017. The "Expiry Date" is changed from October 31, 2017 to June 30, 2018.

This letter also confirms Vancouver Fraser Port Authority support for minor design changes in keeping with Project Permit PER No. 13-123. This is based on information submitted on February 22, 2016 (detailed in the attachment), subsequent community feedback provided by East Vancouver Port Lands (EVPL) Liaison Group on April 12, 2016, and supplementary information provided by Columbia Containers on November 14, 2016.

All conditions in the Project Permit remain valid and we look forward to continuing to work with you through the following items:

- Submission of Final Construction, Operations, and Interim Traffic Management Plans (conditions 20, 50, and 52);
- Submission of an Amenity Contribution Summary, including details with respect to the type, location, implementation, and timing of an amenity contribution (condition 24); and
- Submission of a Construction Communications Plan, and update of Columbia Containers website (condition 27).

We also confirm that your request to stack containers in EVPL Area 3 up to 6 high on the site during the construction period is authorized during the Project

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construction period only and to the earlier of either substantial completion of Project construction or June 30, 2018. VFPA reserves the right to revoke the authorization to stack containers six high should view impacts or other disturbances to surrounding residents exceed reasonable levels.

While we recognize that your proposed partial bight infill project is not part of PER No. 13-123, we acknowledge the relationship between the two projects and look forward to working together as scope, timing, and other details are developed.

Should you have any questions regarding the above, please contact Gord Tycho at 604-665-9561, email Gord.Tycho@portvancouver.com.

Sincerely,

VANCOUVER FRASER PORT AUTHORITY

Original Copy Signed
Peter Xotta
Vice President, Planning & Operations

cc Greg Yeomans, Director, Planning & Development, VFPA
Carrie Brown, Director, Environmental Programs, VFPA
Tegan Smith, Manager, Planning, VFPA
Andrea MacLeod, Manager, Environmental Programs, VFPA
Gord Tycho, Senior Planner, Planning, VFPA

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Attachment: PER No. 13-123 Design Revision

Columbia Containers confirms that the potential for environmental or community impacts are consistent with the approved permit:

- Facility throughput;
- Operations rail activity;
- Operations truck activity;
- Operations cargo equipment activity; and,
- Operations dust control measures.

Documents Reviewed:

- CCL Design Refinements (Columbia Containers, February 19, 2016).
- Environmental Opinion Letters:
    - Design Refinement Opinion in Respect of Visual Impact Assessment (Hemmera, February 5, 2016);
    - Design Refinement Opinion in Respect of Landscaping (Hemmera, February 5, 2016);
    - Design Refinement Opinion in Respect of Lighting Impact Assessment (Hemmera, February 11, 2016);
    - Design Refinement Opinion in Respect of Environmental Noise Assessment (BKL, February 12, 2016); and,
    - Design Refinement Opinion in respect of Air Quality Impacts (SNC Lavalin, February 9, 2016).
- Plans and Perspectives (Drawing No. X402 to X407).
- Minutes of the EVPL Meeting (April 12, 2016).
- Email correspondence from Columbia Containers with attachment "Hemerra [sic] Measurements" (November 14, 2016).

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Structure	2015 Design - Approved	2016 Design - Reviewed
Truck Shed	Height: 7.3 m (24')	7.9 m (26')
	Width**: 27.8 m (91.2')	25.6 m (84')****
	Depth**: 14.1 m (46.25')	10.97 m (36')****
Elevator Tower*	Height: 32.7 m (108.0')	32.7 m (108')
	Width**: 12.0 m (39.5')	10.97 m (36')
	Depth**: 14.1 m (46.25')	10.97 m (36')
Railcar Shed	Height: 7.9 m (26')	9.8 m (32')
	Width: 30.6 m (100.64')	9.1 m (30')****
	Depth: 11.5 m (38.06')	16.8 m (55')****
Storage Bins		
3 x 330 MT (malt) bin	14.8 m (48') high, 9 m diameter	14.3 m (47') high, 7.3 m diameter
1 x 1200 MT (malt) bin	13.7 m (45') high, 13.8 m diameter	deleted
2 x 1400 MT (malt) bin	13.2 m (45') high, 16.5 m diameter	same
Peas bins	3 x 2900 MT, 15 m (49') high, 22.8 m diameter	3 x 3400 MT, 14.7 m (48.5') high, 23.8 m diameter

*Elevator Tower extends from the Truck Shed Building.

**Width is measured as the east-west building dimension (parallel to Commissioner Street).

***Should any discrepancies occur between dimensions stated above under "2015 Design - Approved" and dimensions approved under PER No. 13-123, the latter shall prevail.

****Correction to dimension information in Table 1 (Hemmera Visual Impact Assessment, February 5, 2016) provided by Columbia Containers on November 14, 2016. Dimensions on Plans and Perspectives remains unchanged.

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