

SUMMARY OF COMMENTS/RECOMMENDATIONS

PROPONENT: MR. GERRY CAPLAP
PROPOSAL NAME: MANITOBA POOL ELEVATORS
CLASS OF DEVELOPMENT: 1
TYPE OF DEVELOPMENT: GRAIN ELEVATOR-AGRICULTURE
CLIENT FILE NO.: 4300:00

OVERVIEW:

On February 9, 1998, Manitoba Environment received a Proposal dated February 6, 1998, to construct and operate a steel grain elevator complete with roads, trackage, office, workhouse and annex bins, to be located on the N1/2 3-3-17 WPM in the Rural Municipality of Turtle Mountain. The development will consist of a 12,000 metric tonne capacity grain elevator of steel construction having 35 bin separations. Additional development will consist of site work, access road, trackage, office weighing, receiving, transport, cleaning and shipping equipment. The facilities are expected to directly employ 10 to 12 people with the projected hours of 7 a.m. to 6 p.m. with seasonal variations as dictated by producer activity levels.

No public concerns were received in response to the advertisement of this proposal in the Killarney Guide published on Tuesday February 24, 1998. The proposal was placed in the Public Registries at Main & Centennial Public Libraries, the Lakeland Regional Library, and the Manitoba Eco-Network. The proposal was distributed to TAC on February 18, 1998 with the closing date for TAC and Public comments on March 23, 1998.

COMMENTS FROM THE PUBLIC:

No public responses were received.

COMMENTS FROM THE TECHNICAL ADVISORY COMMITTEE:

Canadian Environmental Assessment Agency state that their Surface Group has an interest in the subject project and requested to view additional information to make an actual determination to see if it constituted a EA trigger.

Natural Resources - Policy Coordination Branch has reviewed the proposal and state they have no concerns.

Health concerns regarding potential health hazards include adequate protection against fires and that the proponent develop an emergency response.

Disposition

The concerns are addressed in the draft licence.

Community of Economic Development Services state the property is designated AGRICULTURAL according to the Killarney Area Planning District Development Plan and "AG80" AGRICULTURAL GENERAL ZONE according to the R.M. of Turtle Mountain Zoning By-law. Grain Elevators are conditional uses under the By-law and the Council is considering this. Council is also considering a development agreement to address dust control on the municipal road which serves residential, commercial, and recreational traffic.

Water Quality Mangement state they have reviewed the proposal and have no concerns regarding the protection of surface waters.

Environmental Operations comments/concerns are that air emissions are limited to property lines so neighboring properties are not impacted, noise emissions are limited, and that any spills during construction are reported as per Manitoba Regulation 439/87.

Disposition

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 be assigned to the responsible region.

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

PREPARED BY:

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April 1, 1998

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