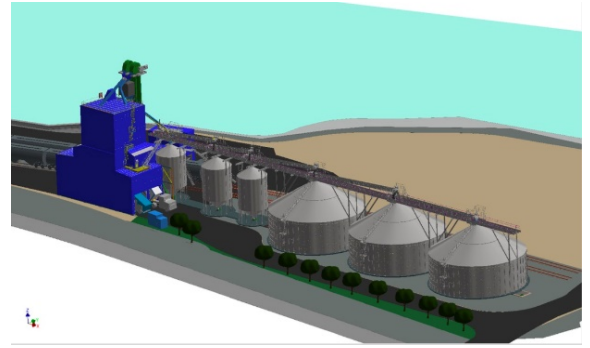




Trans-loading Facility and Silos Project

Construction Notification

March 21, 2017



Dear Community Member:

Construction for Columbia Containers Ltd.'s new Grain Trans-loading Facility and Silos Project (Vancouver Fraser Port Authority Project Permit 2013-123) is underway at 2775 Commissioner Street. To support the project's foundation work, a combination of sheet pile walls and ground improvement stone columns will be installed over the coming weeks. Consequently, noise may be noticeable by some residents during this period.

Sheet Piling Works

- Sheet piling work will commence on April 4th, 2017.
- This work is anticipated to take eight weeks to complete.
- Sheet piling work with noticeable high noise levels will be carried out Monday to Friday from 9:00 am to 5:00 pm.
- There will be no impact to residential traffic due to the piling work.
- This work is part of Phase 1 of project construction which involves ground improvements, excavations, and the sheet pile cofferdam placement.
- Overall, Phase 1 works will take approximately 12 weeks to complete (beginning April 4th, 2017 and anticipated to end on June 15, 2017).

Phase 1 - Ground improvements, Excavation, Sheet pile coffer dam

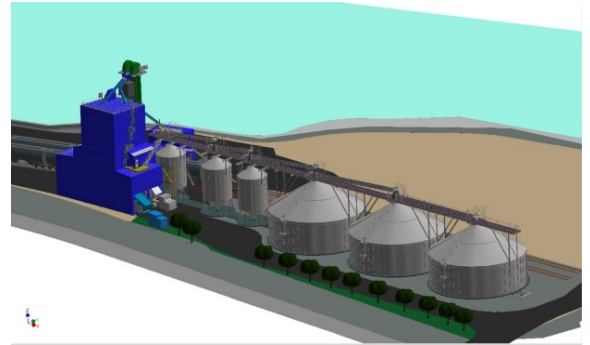
Construction start on April 4th completion by June 15th, 2017

Over an eight-week period, the placement of underground stone columns (utilizing a hydraulic rig), will be undertaken to both increase soil strength (bearing capacity) and reduce the risk of earthquake damage to the new trans-loading facility. Within this same time frame, but over a two-week period, a cofferdam shoring system will be installed by driving steel sheet piles into the ground and then excavating the soil within the resultant 22' x 22' cofferdam enclosure. Further excavation will then commence adjacent to the cofferdam and surrounding area, as required to build the concrete foundations for the new facility. Prior to this phase of construction, a construction notification letter will be sent to residents to communicate the potential for elevated noise between 9:00 AM – 5:00 PM while the sheet piling and associated works occur. During this phase and all subsequent phases, we will be

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following the project specific Traffic Management Plan (TMP), project Construction Communications Plan, and Health, Safety, and Environmental (HSE) Plan.

The following is information on the subsequent phases of construction for this project.

Phase 2 – Foundations

Construction start on May 11th and completion by October 3rd, 2017

Upon completion of excavation work, installation of respective concrete foundations and below-grade structures will commence. Concrete work will begin within the cofferdam, followed by footings for the main loading tower, as well as the unloading/receiving pit foundation walls. Subsequently, the storage silo foundations and tunnel will be built from east to west. As concrete foundations are completed, backfilling of the below-grade structures will be conducted.

Phase 3 - Structures and Silos

Construction start on August 3rd and completion by December 20, 2017

Above-grade structural work will begin on the main loading tower, followed by the unloading/receiving shed and, finally, the storage bin silos. Both the main loading tower and the unloading/receiving shed will consist of steel framed structures enclosed with cladding. The storage silos will be made of galvanized steel and will feature an upper catwalk spanning across the peaks. Noisier works during this phase will include bolting of the steel silos over a 14-week duration. Prior to this phase of construction, a construction notification letter will be sent to residents to communicate the potential for elevated noise between 9:00 AM – 5:00 PM.

Phase 4 - Building Fit Out, Systems, Site works and Rail

Construction start on October 3rd and completion by April 30, 2018

As the support steel for the main loading tower is erected, mechanical installation will commence. Various assemblies of mechanical equipment will be installed prior to cladding the main loading tower. Following this, mechanical equipment will be placed within the unloading/receiving pit area, within the tunnel, beneath the storage silos and across the storage silo catwalk. Following mechanical installation, electrical work and any remaining building fit-out work will be conducted.

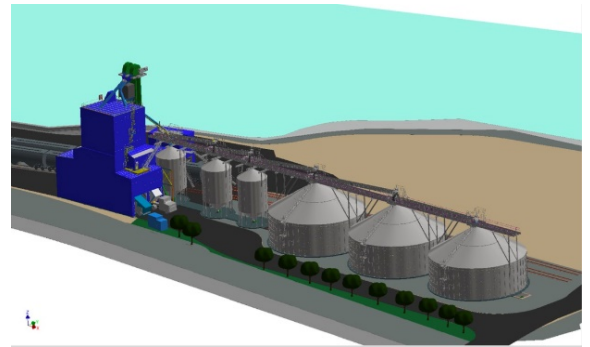
Additionally, new rail tracks will be installed north of the new main building loading



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tower. Storage silos will tie into the existing yard tracks located west of the Columbia Containers site. Finally, paving and landscaping will begin upon completion of all mechanical, structural and rail works. Given the relatively low level of anticipated community impact, no construction notification letter is proposed for this phase.

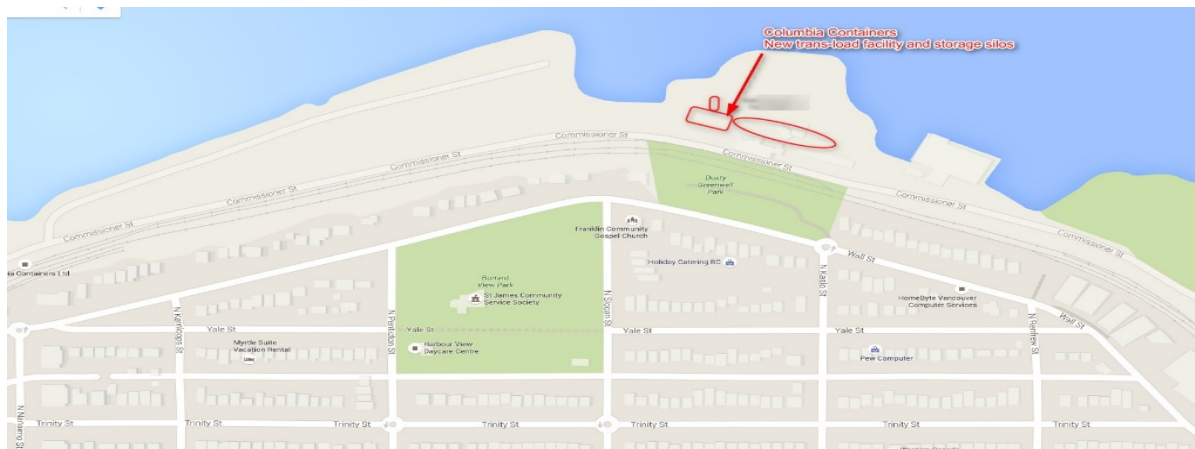
Contact Us

If you have any concerns or questions, please do not hesitate to contact Dean Giles at (604) 216-3729 or info@columbiacontainers.com. For more information, please visit <http://www.columbiacontainers.com/rebuild>. If you would like to receive e-mail notifications please send your request to info@columbiacontainers.com.

For questions and concerns for the Vancouver Fraser Port Authority, please contact the Permit Comments Line at (604) 665-9570 or permit.comments@portvancouver.com.

Dean Giles, General Manager
Columbia Containers

Construction Site Location



March 21, 2017