



Environment and Climate Change

Environmental Approvals Branch
Box 35, 14 Fultz Boulevard
Winnipeg MB R3Y 0L6
T 204 945-8321 F 204 945-5229
EABDirector@gov.mb.ca

Public Registry File Number: 6000.00

File Number: 89012

March 4, 2025

Eric Fleury
General Manager
Bulldog Demolition and Excavation Inc.
277 McPhillips St.
Winnipeg MB R3E 2K7
bulldogdemolition@hotmail.com

Dear Eric Fleury:

Re: Bulldog Material Recovery Facility Permit No. 70768

Please find enclosed Permit No. 70768 in response to your application dated November 14, 2024, and additional information received on February 26, 2025. You wish to operate the Bulldog Material Recovery Facility located at 277 McPhillips St. in the City of Winnipeg.

Bulldog Demolition and Excavation Inc. must follow all permit requirements and federal, provincial, and municipal regulations and by-laws.

Anyone affected by this decision may appeal, in writing, to the Minister of Environment and Climate Change at minecc@manitoba.ca by April 3, 2025. The permit is available on the public registry at <https://www.gov.mb.ca/sd/eal/registries/6000wmfpermits/index.html>.

If you have any questions about this approval, please contact Sonja Bridges, Acting Regional Supervisor, Environmental Compliance and Enforcement Branch at EnvCEWinnipeg@gov.mb.ca or 204-918-4271.

Sincerely,

Original Signed By
Agnes Wittmann
Director
The Environment Act

c. Sonja Bridges

Material Recovery Facility Operating Permit



File No. : 89012

Permit No.: 70768

Issue Date: March 4, 2025

Following the Waste Management Facilities Regulation under The Environment Act, Bulldog Demolition and Excavation inc. is hereby permitted to run Bulldog Material Recovery Facility at 277 McPhillips Street within the City of Winnipeg, Manitoba. Schedule A of this permit identifies the facility.

This permit is subject to being amended, suspended, or revoked under sections 7 and 9 of the Waste Management Facilities Regulation.

Definitions

in this permit,

"approved" means approved by the director or assigned environment officer in writing;

"asbestos" means the fibrous form of crocidolite, amosite, chrysotile, anthophyllite, actinolite, tremolite, or a mixture containing any of those minerals.

"asbestos containing material (ACM)" means a friable material containing 0.1 per cent or greater asbestos, or a non-friable material containing 1.0 per cent or greater asbestos, or vermiculite insulation that contains asbestos.

"director" means an employee so designated under The Environment Act unless otherwise specified in the permit;

"hazardous waste" means a product, substance or organism designated as hazardous waste under section 2 of Hazardous Waste Regulation (Regulation 195/2015).

"material recovery facility" means a facility where comingled recyclable materials are separated, processed or where source-separated recyclable materials are processed for sale;

"noise nuisance" means an unwanted sound, in an affected area, which is annoying, troublesome, or disagreeable to a person:

- a) residing in an affected area;
- b) working in an affected area; or
- c) present at a location in an affected area which is normally open to members of the public;

if the unwanted sound:

- d) is the subject of at least five written complaints, received by the director in a form satisfactory to the director and within a 90-day period, from five different persons falling within clauses a), b), or c), who do not live in the same household; or

- e) is the subject of at least one written complaint, received by the director in a form satisfactory to the director, from a person falling within clauses a), b), or c) and the director is of the opinion that if the unwanted sound had occurred in a more densely populated area there would have been at least five written complaints received within a 90-day period, from five different persons who do not live in the same household;

"odour nuisance" means a continuous or repeated odour, smell or aroma, in an affected area, which is offensive, obnoxious, troublesome, annoying, unpleasant, or disagreeable to a person:

- a) residing in an affected area;
- b) working in an affected area; or
- c) present at a location in an affected area which is normally open to members of the public;

if the odour, smell, or aroma:

- d) is the subject of at least five written complaints, received by the director in a form satisfactory to the director and within a 90-day period, from five different persons falling within clauses (a), (b), or (c), who do not live in the same household; or
- e) is the subject of at least one written complaint, received by the director in a form satisfactory to the director, from a person falling within clauses (a), (b), or (c) and the director is of the opinion that if the odour, smell, or aroma had occurred in a more densely populated area there would have been at least five written complaints received within a 90-day period, from five different persons who do not live in the same household.

"operator" means the holder of a licence or permit issued in respect of the waste management facility.

General Terms and Operating Conditions

1. This permit expires on March 4, 2030.
2. The operator must maintain and operate the facility following the Waste Management Facilities Regulation and any future amendments, and this permit.
3. The operator must develop an operations manual, within 12 months of the date of this permit, detailing the operation and maintenance for this facility following the Waste Management Facilities Regulation and any future amendments thereof. The operator must provide the manual to an environment officer upon request.
4. The operator must obtain approval in writing from the director before altering the facility.

Environmental Coordinator

5. The operator must, within 60 days of the date of issuance of this permit, designate an employee as the operator's environmental coordinator, whose job description will include assisting the:
 - a) operator in complying with the limits, terms, and conditions in this permit; and
 - b) assisting the senior management of the operator to manage environmental issues at the facility.

6. The operator must submit the name of the environmental coordinator in writing to the director within 14 days of the appointment and any subsequent appointment.

Materials Acceptance and Handling

7. The operator must only accept the following materials at the facility:
 - a) clean fill mud from excavations and concrete;
 - b) fallen trees; and
 - c) other materials as approved by the environment officer.
8. The operator must only accept wastes that are free from environmental contaminants.
9. The operator must:
 - a) segregate the collected waste materials for recycling or reuse;
 - b) temporarily stockpile these materials in designated areas with clear signage as identified in Schedule A of this permit or as approved by an environment officer; and
 - c) maintain these areas to control weeds, vectors, rodents and scavenging vectors.
10. The operator must remove the wastes identified in clause 9 of this permit at a frequency identified in the operations manual or as required by an environment officer.
11. The operator must dispose of all non-hazardous waste following the Waste Management Facilities Regulation or any future amendments.
12. The operator must prevent any escape of dust generated from the facility outside the property boundary.
13. The operator must cover the concrete pile with tarps or other cover material approved by an environment officer if the waste is stored for longer than the duration specified in clause 10.

General Clean-up

14. The operator must undertake a general clean-up to confine waste to the smallest practicable area within the facility area at least once each spring and once each autumn, or more frequently if required by an environmental officer.

Surface Water Management

15. The operator must operate the facility such that all uncontaminated surface water flows to the perimeter ditch and impacted water from all material storage areas is contained within the facility boundaries.

Hazardous Wastes

16. The operator must not accept, collect, store, or dispose of any hazardous waste at the facility without a licence issued under The Dangerous Goods Handling and Transportation Act or any future amendments. If any incidental hazardous waste is found disposed of at the facility, it must be managed following The Dangerous Goods Handling and Transportation Act, and other federal, provincial, and municipal regulations.

Asbestos Disposal

17. The operator must not accept any asbestos or asbestos containing materials at the facility and they must only be disposed of at an approved facility.

Facility Access and Supervision

18. The operator must restrict access to the facility when site supervision is not provided, with a locked gate, barrier, or other system approved in writing by an environment officer.

Fire Reporting

19. The operator must, within 90 days of the date of issuance of this permit, prepare and maintain an emergency response contingency plan following the Canadian Centre for Occupational Health and Safety "Emergency Response Planning Guide" or other emergency planning guidelines acceptable to the director.
20. The operator must, in the event of a fire that continues in excess of 30 minutes, require implementation of the emergency response plan, or request fire suppression assistance from personnel outside of the facility (example: fire department) by:
 - a) calling the fire department; and
 - b) reporting to the environmental emergency report line at 204-944-4888 (toll free 1-855-944-4888), identifying the type of materials involved, and the location of the fire.

Odour Nuisance

21. The operator must not cause or permit an odour nuisance to be created as a result of the construction, operation, or alteration of the facility, and must take such steps as the director may specify to eliminate or mitigate an odour nuisance.

Noise Nuisance

22. The operator must not cause or permit a noise nuisance to be created as a result of the operation or alteration of the facility, and must take such steps as the director may require to eliminate or mitigate a noise nuisance.

Retain Records and Annual Report

23. The operator must maintain records of materials received, including their origin and any test results, as well as materials removed from the facility.
24. The operator must make the records as identified in clause 23 of this permit available to an environment officer upon request.
25. The operator must, on or before the 31st day of March of each year, submit to the director an annual report respecting all activities at the facility during the previous year. The report must be in a format acceptable to the director and must contain at minimum the monthly breakdown of volume of materials received, recycled, reused, processed, sold, removed and/or disposed of.

Insurance and Financial Assurance

26. The operator must, up on the request of the director, prepare a remediation and closure plan assessment, satisfactory to the director, that includes, but is not limited to, the following:
 - a) estimated cost to assess the impacts of the facility to soil, surface water, and groundwater;
 - b) estimated cost to remediate impacts of the facility identified in the assessment referred to in clause 26 a); and
 - c) estimated cost to decommission the facility.
27. The operator must maintain and post with the director the amount determined in clause 26 of this permit:
 - a) a permit bond issued by a surety company licensed to do business in the Province of Manitoba;
 - b) an irrevocable letter of credit; or
 - c) another acceptable security satisfactory to the director.
28. The operator must maintain the permit bond, irrevocable letter of credit, or other security and renewals thereof, referenced in clause 27 of this permit, for the duration of the operation and decommissioning of the facility. The director may order forfeiture of the permit bond, irrevocable letter of credit, or other security, either in whole or in part, by giving written notice to that effect to the operator, upon the director being satisfied that the operator is in breach of any specification, limit, term or condition of this permit, or for reimbursement of any costs or expenses incurred by the Province of Manitoba in rectifying environmental damage caused or contributed to by the operation of the facility.
29. The operator must, every five years or more frequently at the operator's preference or at the request of the director, carry out a review of the assessment completed following clause 26 of this permit and accordingly update the amount of the permit bond, irrevocable letter or credit or other security required by clause 27 of this permit.

Closure Plan

30. The operator must, within 90 days of the date of this permit, submit a closure plan of the facility for approval by the director.
31. The operator must review and update the approved closure plan every five years or more frequently as the operator's preference, or at the request of the director.
32. The operator must, at least six months before the permanent closure of the facility:
 - a) notify the director in writing of the intended closure; and
 - b) submit a final closure plan to the director for review and approval.
33. The operator must implement and maintain the closure plan as approved by the director.

Original Signed By
Agnes Wittmann
Director
The Environment Act

Schedule A to Permit No. 70768

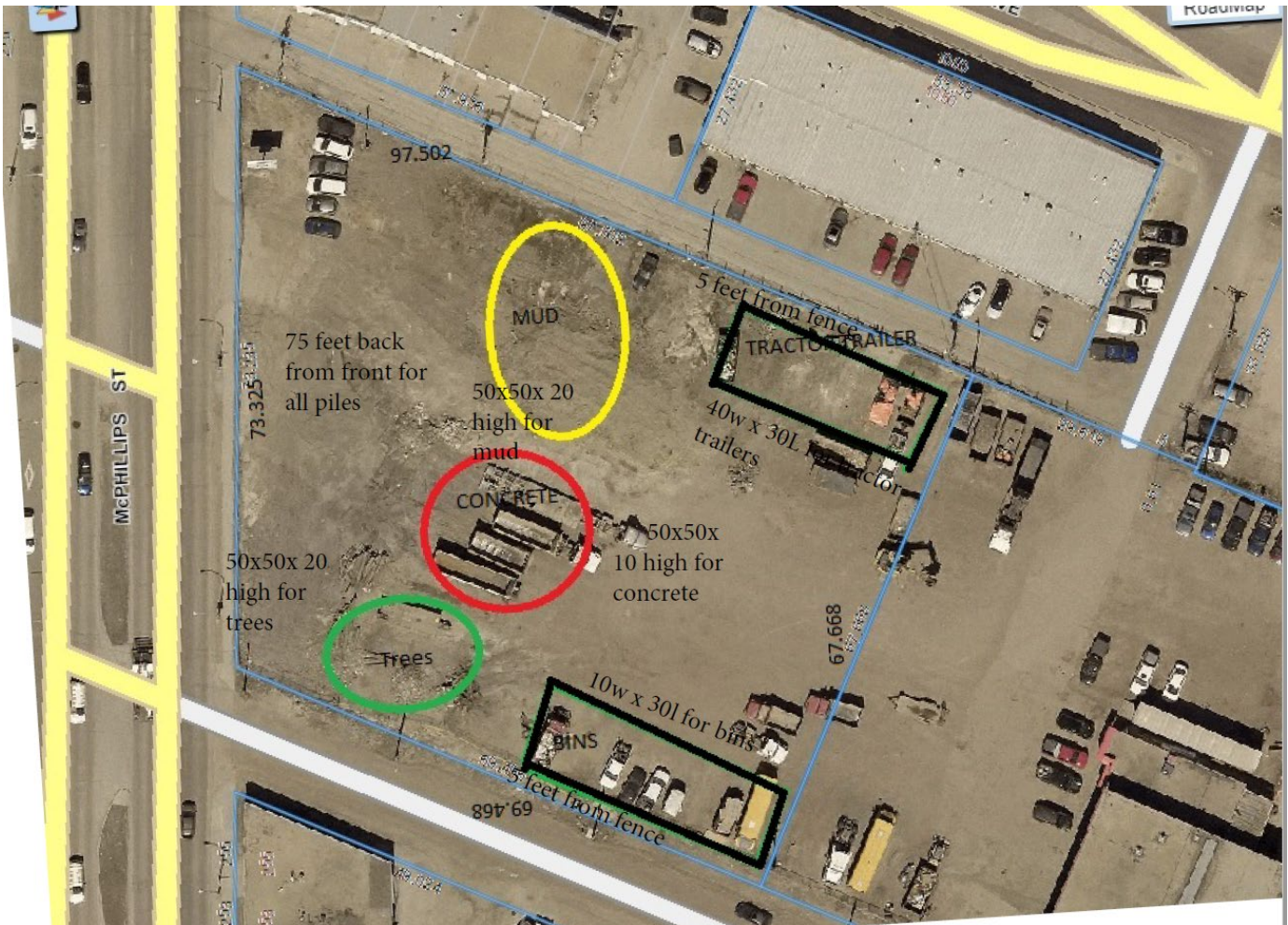


Figure 1 Facility Layout