

ENVIRONMENTAL COMPLIANCE APPROVAL

NUMBER A-500-1305004187

Version: 1.0

Issue Date: May 7, 2026

Pursuant to section 20.3 of the *Environmental Protection Act*, Revised Statutes of Ontario (R.S.O.) 1990, c. E. 19 and subject to all other applicable Acts or regulations this Environmental Compliance Approval is issued to:

CANADIAN BUILDERS HARDWARE
MANUFACTURING INC

71 SHEFFIELD STREET
TORONTO ONTARIO
M6M 3E9

For the following site:

71 Sheffield Street , Toronto, TORONTO, ONTARIO, CANADA, M6M 3E9

Upon issuance of the environmental compliance approval, I hereby revoke Approval No(s) 8603-C4PFUP, issued on February 25, 2022.

You have applied under section 20.2 of Part II.1 of the *Environmental Protection Act*, R.S.O. 1990, c. E. 19 (*Environmental Protection Act*) for approval of:

- one (1) exhaust fan serving the chromium plating tank, discharging to the atmosphere at a volumetric flow rate of 1.59 cubic metres per second, through a stack, designated as PS-2, having an exit diameter of 0.4 metre, extending 1.0 metre above the roof and 6.0 metres above grade;
- one (1) exhaust fan serving the plating room, discharging to the atmosphere at a volumetric flow rate of 0.32 cubic metre per second, through a horizontal exhaust, designated as PS-3a, having an exit diameter of 0.4 metre, extending 2.9 metres above grade;
- one (1) exhaust fan serving the plating room, discharging to the atmosphere at a volumetric flow rate of 0.28 cubic metre per second, through a horizontal exhaust, designated as PS-3b, having an exit diameter of 0.4 metre, extending 2.9 metres above

grade;

- one (1) exhaust fan serving the plating room, discharging to the atmosphere at a volumetric flow rate of 0.30 cubic metre per second, through a horizontal exhaust, designated as PS-3c, having an exit diameter of 0.4 metre, extending 2.9 metres above grade;
- one (1) exhaust fan serving the plating room, discharging to the atmosphere at a volumetric flow rate of 0.28 cubic metre per second, through a horizontal exhaust, designated as PS-3d, having an exit diameter of 0.4 metre, extending 2.9 metres above grade;
- one (1) wet dust collector controlling emissions from polishing, discharging to the atmosphere at a volumetric flow rate of 1.0 cubic metre per second, through a horizontal exhaust, designated as PS-4a, having an exit diameter of 0.5 metre, extending 2.6 metres above grade;
- one (1) wet dust collector controlling emissions from polishing, discharging to the atmosphere at a volumetric flow rate of 0.99 cubic metre per second, through a horizontal exhaust, designated as PS-4b, having an exit diameter of 0.2 metre, extending 2.6 metres above grade;
- one (1) paint booth equipped with approximately 3 square metres of dry type paint arrestor filters, discharging to the atmosphere at a volumetric flow rate of 1.89 cubic metres per second, through a stack, designated as PS-5, having an exit diameter of 0.5 metre, extending 1.6 metres above the roof and 6.6 metres above grade;
- one (1) exhaust fan serving the welding operations, discharging to the atmosphere at a volumetric flow rate of 0.03 cubic metre per second, through a horizontal exhaust, designated as PS-6, having an exit diameter of 0.4 metre, extending 2.7 metres above grade; and
- one (1) natural gas-fired boiler, having a maximum heat input of 1,060,300 kilojoules per hour, discharging to the atmosphere at a volumetric flow rate of 0.08 cubic metre per second, through an exhaust, designated as PS-8, having an exit diameter of 0.2 metre, extending 1.0 metre above the roof and 6.0 metres above grade;

all in accordance with the Environmental Compliance Approval Application submitted by Canadian Builders Hardware Manufacturing Inc., dated September 9, 2024 and signed by James Alati, Manager, and all supporting information associated with the application including the Emission Summary and Dispersion Modelling Report provided by Safetech Environmental Limited, dated September 10, 2024 and signed by Winston Lew; email provided by Safetech Environmental Limited and dated November 11, 2025; the Secondary Noise Screening Method, prepared by Safetech Environmental Ltd., dated July 31, 2024, and signed by Winston Lew; and, all other documentation associated with the Application.

DEFINITIONS

For the purpose of this environmental compliance approval, the following definitions apply:

1. "Approval" means this Environmental Compliance Approval, including the application and supporting documentation listed above;
2. "Best Management Practices Plan" means a document or a set of documents which describe measures to minimize dust emissions from the Facility and/or Equipment;
3. "Company" means Canadian Builders Hardware Manufacturing Inc. that is responsible for the construction or operation of the Facility and includes any successors and assigns in accordance with section 19 of the EPA;
4. "District Manager" means the District Manager of the appropriate local district office of the Ministry, where the Facility is geographically located;
5. "EPA" means the *Environmental Protection Act*, R.S.O. 1990, c.E.19;
6. "Equipment" means the equipment and processes described in the Company's application, the Technical Standard(s) for which the Company is registered on the Technical Standards Registry, this Approval and in the supporting documentation submitted with the application, to the extent approved by this Approval;
7. "Facility" means the entire operation located on the property where the Equipment is located;
8. "Manual" means a document or a set of documents that provide written instructions to staff of the Company;
9. "Ministry" means the ministry of the government of Ontario responsible for the EPA and includes all officials, employees or other persons acting on its behalf;
10. "Publication NPC-300" means the Ministry Publication NPC-300, "Environmental Noise Guideline, Stationary and Transportation Sources - Approval and Planning, Publication NPC-300", August 2013, as amended.
11. "Technical Bulletin: Management Approaches for Industrial Fugitive Dust Sources" means the Ministry publication "Technical Bulletin: management approaches for industrial fugitive dust sources", March 8, 2017, as amended;
12. "Technical Standard" has the same meaning as in section 1 of O. Reg. 419/05; and
13. "Technical Standards Registry" means the Ministry's Technical Standards Registry – Air Pollution for Technical Standard registrations described in section 39 of O. Reg. 419/05 made under the EPA.

TERMS AND CONDITIONS

You are hereby notified that this environmental compliance approval is issued to you subject to the terms and conditions outlined below:

1. OPERATION AND MAINTENANCE

1. The Company shall ensure that the Equipment is properly operated and maintained at all times. The Company shall:
 - a. prepare, not later than three (3) months after the date of this Approval, and update, as necessary, a Manual outlining the operating procedures and a maintenance program for the Equipment, including:
 - i. routine operating and maintenance procedures in accordance with good engineering practices and as recommended by the Equipment suppliers;
 - ii. emergency procedures, including spill clean-up procedures;
 - iii. procedures for any record keeping activities relating to operation and maintenance of the Equipment;
 - iv. all appropriate measures to minimize noise, dust and odorous emissions from all potential sources; and
 - v. the frequency of inspection and replacement of the filter material in the Equipment;
 - b. implement the recommendations of the Manual.

2. RECORD RETENTION

1. The Company shall retain, for a minimum of two (2) years from the date of their creation, all records and information related to or resulting from the recording activities required by this Approval, and make these records available for review by staff of the Ministry upon request. The Company shall retain:
 - a. all records on the maintenance, repair and inspection of the Equipment; and
 - b. all records of any environmental complaints, including:
 - i. a description, time and date of each incident to which the complaint relates;
 - ii. wind direction at the time of the incident to which the complaint relates; and
 - iii. a description of the measures taken to address the cause of the incident to which the complaint relates and to prevent a similar occurrence in the

future.

3. NOTIFICATION OF COMPLAINTS

1. The Company shall notify the District Manager, in writing, of each environmental complaint within two (2) business days of the complaint. The notification shall include:
 - a. a description of the nature of the complaint; and
 - b. the time and date of the incident to which the complaint relates.

4. NOISE

1. The Company shall, at all times, ensure that the noise emissions from the Facility comply with the limits set out in Ministry Publication NPC-300.
2. The Company shall restrict all activities at the Facility to the hours of 7 AM to 7 PM, defined as daytime hours in the Ministry Publication NPC-300.
3. The Company shall restrict on-site activities to permit only one (1) truck at the Facility per sixty (60) minute period.

5. CHANGE OF OWNERSHIP

1. The Company shall notify the Director in writing, and forward a copy of the notification to the District Manager, within thirty (30) days of the occurrence of any of the following changes to the Facility operations:
 - a. the ownership of the Facility;
 - b. the operator of the Facility;
 - c. the address of the Company;
 - d. the partners, where the Company is or at any time becomes a partnership and a copy of the most recent declaration filed under the *Business Names Act*, R.S.O. 1990, c. B.17, shall be included in the notification; or
 - e. the name of the corporation where the Company is or at any time becomes a corporation, other than a municipal corporation, and a copy of the most current information filed under the *Corporations Information Act*, R.S.O. 1990, c. C.39, shall be included in the notification.
2. In the event of any change in ownership of the Facility, the Company shall notify the successor of the existence of this Approval and provide the successor with a copy of this Approval, and the Company shall provide a copy of the notification to the District Manager and the Director.

6. FUGITIVE DUST CONTROL

1. The Company shall develop in consultation with the District Manager, a Best Management Practices Plan for the control of fugitive dust emissions. This Best Management Practices Plan shall:
 - a. at minimum, be prepared in accordance with Ministry Technical Bulletin: Management Approaches for Industrial Fugitive Dust Sources; and
 - b. include a list of all Ministry comments received, if any, on the development of the Best Management Practices Plan, and a description of how each Ministry comment was addressed in the Best Management Practices Plan.
1. The Company shall submit the Best Management Practices Plan to the District Manager not later than [three] months after the date of this Approval or as otherwise indicated by the District Manager.
2. Upon acceptance of the Best Management Practices Plan by the District Manager, the Company shall immediately implement the Best Management Practices Plan for the control of fugitive dust emissions to provide effective dust suppression measures to any potential sources of fugitive dust emissions resulting from the operation of the Facility.
3. The Company shall update the Best Management Practices Plan as necessary or at the direction of the District Manager.

REASONS

The reasons for the imposition of these terms and conditions are as follows:

1. Condition No. 1 is included to emphasize that the Equipment must be maintained and operated according to a procedure that will result in compliance with the EPA, the Regulations and this Approval.
2. Condition No. 2 is included to require the Company to keep records and to provide information to staff of the Ministry so that compliance with the EPA, the Regulations and this Approval can be verified.
3. Condition No. 3 is included to require the Company to notify staff of the Ministry so as to assist the Ministry with the review of the site's compliance.
4. Condition No. 4 is included to provide the minimum performance requirements considered necessary to prevent an adverse effect resulting from the operation of the Facility.
5. Condition 5 is included to require the Company to notify/report to the Ministry so that compliance with the EPA, the regulations and this Approval can be verified.

6. Condition 6 is included to emphasize that the Equipment must be maintained and operated according to a procedure that will result in compliance with the EPA, the Regulations and this Approval.

APPEAL PROVISIONS

In accordance with Section 139 of the *Environmental Protection Act*, you may by written notice served upon me and the Ontario Land Tribunal, within 15 days after the service of this notice, require a hearing by the Tribunal. You must also provide notice to, the Minister of the Environment, Conservation and Parks in accordance with Section 47 of the *Environmental Bill of Rights*, 1993 who will place notice of your appeal on the Environmental Registry. Section 142 of the *Environmental Protection Act* provides that the notice requiring the hearing ("the Notice") shall state:

1. The portions of the environmental compliance approval or each term or condition in the environmental compliance approval in respect of which the hearing is required, and;
2. The grounds on which you intend to rely at the hearing in relation to each portion appealed.

Pursuant to subsection 139(3) of the *Environmental Protection Act*, a hearing may not be required with respect to any terms and conditions in this environmental compliance approval, if the terms and conditions are substantially the same as those contained in an approval that is amended or revoked by this environmental compliance approval.

The Notice should also include:

1. The name of the appellant;
2. The address of the appellant;
3. The environmental compliance approval number;
4. The date of the environmental compliance approval;
5. The name of the Director, and;
6. The municipality or municipalities within which the project is to be engaged in.

And the Notice should be signed and dated by the appellant.

This Notice must be served upon:

Registrar*
Ontario Land Tribunal
655 Bay Street, Suite 1500
Toronto, Ontario
M5G 1E5
OLT.Registrar@ontario.ca

and

The Minister of
the Environment,
Conservation and
Parks
777 Bay Street,
5th Floor

and

The Director appointed for
the purposes of Part II.1 of
the *Environmental Protection
Act*
Ministry of the Environment,
Conservation and Parks

Toronto, Ontario
M7A 2J3

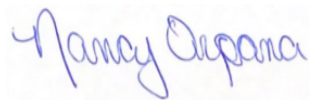
135 St. Clair Avenue West, 1st
Floor
Toronto, Ontario
M4V 1P5

*** Further information on the Ontario Land Tribunal's requirements for an appeal can be obtained directly from the Tribunal at: Tel: (416) 212-6349 or 1 (866) 448-2248, or [Ontario Land Tribunal's](#)**

This instrument is subject to Section 38 of the *Environmental Bill of Rights, 1993*, that allows residents of Ontario to seek leave to appeal the decision on this instrument. Residents of Ontario may seek leave to appeal within 15 days from the date this decision is placed on the Environmental Registry. By accessing the Environmental Registry at [Environmental Registry of Ontario](#), you can determine when the leave to appeal period ends.

The above noted activity is approved under s.20.3 of Part II.1 of the *Environmental Protection Act*.

Dated at Toronto this 7th day of May, 2026



Nancy Orpana

Director

appointed for the purposes of Part II.1 of the *Environmental Protection Act*

c: James Alati, CANADIAN BUILDERS HARDWARE MANUFACTURING INC
Winston Lew, Safetech Environmental Limited

The following schedules are a part of this environmental compliance approval:

SCHEDULE 1

Technical Standards Registry - Air Pollution, Metal Finishers - Industry Standard, Registration Number: 301-22-393-rv0, issued February 25, 2022 for the following contaminants:

- a. Chromium compounds (hexavalent), CAS# 18540-29-9.